



Commercial and Multi-Family Development Fees

July 2025 — June 2026

Updated July 1, 2025



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Introduction

What is this fee booklet for?

This booklet provides information about fees applicable to non-residential development (including multi-family residential projects, which are properties that consist of 3+ residential units) in the City of Roseville and a worksheet to calculate them.

It is published by the Development Services Department and is updated in July each year, to coincide with annual inflationary fee adjustments. Specific pages may be updated, as necessary, throughout the year to reflect current rates.

Please note that each project is unique, and may be subject to additional fees not described in this book.

How else can I determine development fees?

We can provide an estimate of fees for any proposed project in the City of Roseville. To request a fee estimate, please complete and submit the form at the end of this booklet.

Please note that fee estimates are only estimates. Although every care is taken to provide accurate information, there are several factors that will alter fees including fee updates, changes to location, project scope, etc. Official project fees will be calculated by the responsible department/division after construction documents are submitted and approved.

What if I have other questions?

The City of Roseville welcomes your business and looks forward to providing you with excellent customer service. If you have questions or comments about this booklet, please call (916) 774-5332 or e-mail buildingdivision@roseville.ca.us.

In addition, staff from every department is available to answer questions about project requirements before an application is submitted, or at any time throughout the process.

Contact Us

Development Services Department	(916) 774-5285
<i>Project Tracking, Project Processing Inquiries</i>	
Building Division	(916) 774-5332
<i>Building Permits, Inspections, Fee Estimates</i>	
Engineering Division	(916) 774-5339
<i>Maps, Improvement Plans, Grading Plans, Inspections</i>	
Planning Division	(916) 774-5276
<i>Zoning/Land Use, Specific Plans, Entitlements, Environmental Review</i>	
Economic Development Department	(916) 774-5362
<i>Business Retention & Attraction, Fee Deferral Programs, Demographics</i>	
Electric Department	(916) 774-5600
<i>New Service , Energy Audits, Rebate Programs</i>	
Environmental Utilities Department	(916) 774-5752
<i>Water and Sewer Connections & Service</i>	
Fire Department	(916) 774-5800
<i>Public Safety Fees, Inspections, Hazardous Materials</i>	
Parks and Recreation Department	(916) 774-PLAY
<i>Park and Open Space Development, Park Fees</i>	
Public Works Department	(916) 746-1300
<i>CIP Projects, Traffic Operations, Floodplain</i>	
Solid Waste Division	(916) 774-5780
<i>Commercial Dumpster Service</i>	
Transportation Division	(916) 774-5480
<i>Public Transportation, Bike Trails</i>	

Development Fees & Estimate Worksheet

General

Technology Fee: Assessed on all Development Services (Planning, Building, Engineering, and Fire) applications to cover the cost of permitting software, and will be referenced throughout this booklet.

Calculation: Total application, deposit, plan review and/or permit fee x .03

Fee Deferral Admin Fee: Assessed on all records for which an *approved* Impact or Connection Fee Deferral request is processed. The Development Impact Fee Deferral Program was established to encourage development. This program is overseen by both the Economic Development Dept. and the Development Services Dept. Only *city-controlled* development impact fees may be approved for deferral. All fees not controlled by the city will be due for payment at time of permit issuance. (This fee is subject to the Technology Fee.)

Calculation: See table below:

Application Type	Admin Fee
Residential	\$349.00
Commercial or Multi-Family Residential	\$975.00

Planning Entitlements

Entitlement Fees: Assessed on all applications submitted to the Planning Division.

Calculation: See [Appendix A](#) (pgs. 21 & 22) for entitlement types and associated fees.

Entitlement Type		
	+	
	+	
	+	
Subtotal Entitlement Fees	=	
	x	.03
Subtotal Technology Fee	=	
Total Planning Fees:	=	\$

Engineering Maps, Improvement and Grading Plans

Final Subdivision Map Fee: Assessed on applications for subdivision maps (more than 4 lots) at time of submittal.

Calculation: Actual cost billed against a deposit amount of \$2,500.00 + \$10.00 per lot

Final Parcel Map Fee: Assessed on applications for parcel maps (4 lots or less) at time of submittal.

Calculation: \$1,708.00 + \$68.00 per lot

Lot Line Adjustment Fee: Assessed on applications for lot line adjustments at time of submittal.

Calculation: \$307.00 per adjusted lot line

Number of lots		
	x	\$10.00
	=	
	+	\$2,500.00
Subtotal Final Subdivision Map Fee	=	
	x	.03
Subtotal Technology Fee	=	
Total Subdivision Map Fee:		\$

Number of lots		
	x	\$68.00
	=	
	+	\$1,708.00
Subtotal Final Parcel Map Fee	=	
	x	.03
Subtotal Technology Fee	=	
Total Parcel Map Fee:		\$

Number of lot lines adjusted		
	x	\$307.00
	=	
Subtotal Lot Line Adjustment Fee	=	
	x	.03
Subtotal Technology Fee	=	
Total Lot Line Adjustment Fee:		\$

Improvement Plan Fees: Assessed on applications for new subdivisions, commercial and industrial sites.

Calculation: Actual cost billed against a deposit amount of 5% of the Engineer's Cost Estimate (determined by the Engineering Division), and a minimum of \$1,000.00, with 2.5% of the Engineer's Cost Estimate due at submittal and 2.5% of the Engineer's Cost Estimate due at plan approval.

Grading Plan Fees: Assessed on applications for grading permits.

Calculation: For projects less than 500 cubic yards, \$410.00, with \$100.00 due at submittal and \$310.00 due at permit issuance.

Calculation: For projects greater than 500 cubic yards, actual cost billed against a deposit of \$1,000.00 due at submittal and the balance due at permit issuance.

Engineer's Cost Estimate		
	x	<u> .05</u>
Subtotal Improvement Plan Deposit	=	
	x	<u> .03</u>
Subtotal Technology Fee	=	
Total Improvement Plan Review		\$

Subtotal Grading Plan (<500 CY) Fee		<u> \$410.00</u>
	x	<u> .03</u>
Subtotal Technology Fee	=	<u> \$12.30</u>
Total Grading Plan (<500 CY) Fee:		\$422.30

Subtotal Grading Plan (>500 CY)		<u> \$1,000.00</u>
	x	<u> .03</u>
Subtotal Technology Fee	=	<u> \$30.00</u>
Total Grading Plan (>500 CY) Deposit:		\$1,030.00

Building Permits

Calculated Valuation: Basis for several fees assessed on building permit applications, and will be referenced throughout this booklet.

Calculation: The calculated valuation is based on occupancy group, construction type, and square footage. See [Appendix B](#) (pg. 23-24) for applicable occupancy group valuation factors and multiply by the associated square footages.

Building Admin Fee: Assessed on all building permit applications and collected at time of submittal for Building Division processing and plan review.

Calculation: Equal to the Building Permit Fee (pg. 6) x .95.

Square Footage		_____
Valuation Factor (Appendix B)	x	_____
Subtotal Valuation	=	_____
Square Footage		_____
Valuation Factor (Appendix B)	x	_____
Subtotal Valuation	=	_____
Total Calculated Valuation:		\$

Building Permit Fee (pg. 6)		_____
	x	_____ .95
Subtotal Building Admin Fee	=	_____
	x	_____ .03
Subtotal Technology Fee	=	_____
Total Building Admin Fee:		\$

Planning Review Fee: Assessed on all building permit applications and collected at time of submittal for Planning Division processing and plan review.

Calculation: Equal to 15% of the Building Admin Fee (pg. 5).

Building Permit Fee: Assessed on all building permit applications and collected prior to permit issuance for inspection services.

Calculation: Based on the calculated valuation. See [Appendix C](#) (pg. 25) for formula.

Strong Motion Tax: State mandated tax, for seismic monitoring, assessed on all building permit applications (except permits for plumbing, mechanical or electrical equipment only) and collected prior to permit issuance.

Calculation: Calculated valuation x .00028

Building Admin Fee (pg. 5)	
	x _____
	.15
Subtotal Planning Review Fee	= _____
	x _____
	.03
Subtotal Technology Fee	= _____
Total Planning Review Fee:	\$

Building Permit Fee	
	x _____
	.03
Subtotal Technology Fee	= _____
Total Building Permit Fee:	\$

Calculated Valuation	
	x _____
	.00028
Total Strong Motion Tax:	\$

Building Standards Fee: State mandated fee, to provide for the Building Standards Administration Special Revolving Fund for related administrative and code enforcement costs, assessed on all building permit applications and collected prior to permit issuance.

Calculation: Calculated valuation ÷ \$25,000 and rounded up to the nearest whole dollar.

General Plan Update Fee: Assessed on all applications, to fund ongoing required updates to the City's General Plan, Climate Action Plan and associated environmental review, and collected prior to permit issuance.

Calculation: Calculated valuation ÷ \$1,000.00 x \$0.50 and rounded up to the nearest \$0.50 increment with a maximum fee of \$20,000.00.

Fire Service Construction Fee: Assessed on all new construction and additions which add 20% or more to the existing square footage, and collected prior to permit issuance.

Calculation: Calculated valuation x .005

Calculated Valuation	÷	\$25,000.00
Building Standards Fee:		\$ <input type="text"/>

Calculated Valuation	÷	\$1,000.00
	x	\$0.50
General Plan Update Fee:		\$ <input type="text"/>

Calculated Valuation		
	x	.005
Fire Service Construction Fee:		\$ <input type="text"/>

Public Facilities Fee: Assessed on all applications for new construction and collected prior to permit issuance.

Calculation: Building square footage/number of units x fee from Table 1.

Table 1 Land Use	Fee per Square Foot
Neighborhood Commercial	\$ 0.75
Community Commercial	\$ 0.75
Regional Commercial	\$ 0.75
Business Professional	\$ 1.02
Light Industrial	\$ 0.50
General Industrial	\$ 0.31
Land Use	Fee per Unit
Multi-Family HDR	\$ 2,694.00
Multi-Family—Age Restricted	\$ 2,245.00

Calculated Sewer Units: Basis for sewer fees assessed on building permit applications, and will be referenced below.

Calculation: Based on building use. See [Appendix D](#) (pg. 26) for calculation factors.

Regional Sewer Connection Fees: Assessed on each new sewer unit within the Regional Treatment Plan Service Area and connected to the City-owned public sewer, and collected prior to permit issuance. The service area includes the City of Roseville and portions of Placer County and South Placer Municipal Utility District.

Calculation: Calculated sewer units x \$9,858.00

Square Footage/Number of Units		_____
Fee (Table 1)	x	_____
Public Facilities Fee:		\$ <input type="text"/>

Square footage, number of employees, stalls or beds		_____
Calculation Factor (Appendix D)	÷	_____
Calculated Sewer Units:	=	<input type="text"/>

Calculated Sewer Units		_____
	x	\$9,858.00
Regional Sewer Connection Fee:		\$ <input type="text"/>

Local Sewer Connection Fee: Assessed on each new sewer unit within the Roseville City limits and connected to the City-owned public sewer, and collected prior to permit issuance.

Calculation: Calculated sewer units x \$460.00.

Sewer Special Benefit Area #3 (SSBA3) Fee: Assessed on each new sewer unit in the affected area and collected prior to permit issuance. See [Appendix E](#) (pg. 27) for a map of affected parcels.

Calculation: If applicable, calculated sewer units x \$697.00.

Sewer Special Benefit Area #4 (SSBA4) Unit Bank Fee: Assessed on each new sewer unit in the affected area and collected prior to permit issuance. SSBA4 creates a bank of sewer units and was established to reimburse Southfork Partnership for capacity in South Placer Sewer Assessment District A90 facilities, which were paid for by Southfork and which benefit property owners located within SSBA4. Sewer units may either be sold to (additions) or purchased from (draws) the SSBA4 Unit Bank.

The cost or credit amount for each project will vary depending on the sewer unit needs of each project. A project may not have any additions or draws if the site currently has an appropriate number of sewer units to service the proposed use. See [Appendix F](#) (pg. 28) for a map of affected parcels.

Calculation: If applicable, calculated sewer units x \$7,765.00

Calculated Sewer Units	
	<hr/>
x	\$460.00
Local Sewer Connection Fee:	\$ <input type="text"/>

Calculated Sewer Units	
	<hr/>
x	\$697.00
SSBA3 Fee:	\$ <input type="text"/>

Calculated Sewer Units	
	<hr/>
x	\$7,765.00
SSBA4 Unit Bank Fee:	\$ <input type="text"/>

Irrigation Connection Fee: Assessed on each new irrigation service connection within the City limits, and collected prior to permit issuance.

Calculation: Based on service size. Number of DUEs from Table 2 x \$12,688.00.

Table 2 Service Size	Dwelling Unit Equivalent (DUE)
3/4"	1.0
1.0"	1.7
1.5"	3.3
2.0"	5.3
3.0"	11.7
4.0"	20.0
6.0"	41.7
8.0"	60.0
10.0"	96.7
12.0"	143.3

Water Connection Fee: Assessed on each new water service connection within the City limits, and collected prior to permit issuance.

Calculation: For all applications except new multi-family construction, based on service size. Number of DUEs from Table 2 x \$12,688.00.

Calculation: For new multi-family construction only, based on number of units. Number of units x \$5,074.00.

Number of DUEs (Table 2)	

x	\$12,688.00
Irrigation Connection Fee:	\$

Number of DUEs (Table 2)	

x	\$12,688.00
Water Connection Fee:	\$

Number of Units	

x	\$5,074.00
Water Connection Fee:	\$

Water Pressure Zone 2 (PZ2) Fee: Assessed on specific parcels located in the northeast area of the City (primarily within the Stoneridge and Northeast Roseville Specific Plans, plus certain Infill parcels) for all new construction, and collected prior to permit issuance.

Calculation: Assessed per parcel. Successive parcels are assessed a pro rata share of the original parcel's assessment based on water demand for each successor parcel. See [Appendix G](#) (pgs. 29 & 30) for map and fees.

Water Pressure Zone 4 (PZ4) Fee: Assessed on parcels located in the Highland Reserve North Specific Plan for all new construction, and collected prior to permit issuance.

Calculation: Assessed per parcel. Successive parcels are assessed a pro rata share of the original parcel's assessment based on water demand for each successor parcel. See [Appendix H](#) (pgs. 31 & 32) for map and fees.

North Industrial Waterline Reimbursement for North Central Specific Plan Waterline Installations (NI for NC Reimbursement) Fee: Assessed on parcels located in the North Industrial Plan Area, North Roseville Specific Plan Phase 1, and Woodcreek East/Walalaire 195 for all new construction, and collected prior to permit issuance.

Calculation: Assessed per parcel. Successive parcels are assessed a pro rata share of the original parcel's assessment based on water demand for each successor parcel. See [Appendix I](#) (pgs. 33 & 34) for map and fees.

Water PZ2 Fee:

\$

Water PZ4 Fee:

\$

NI for NC Reimbursement Fee:

\$

North Urban Reserve Waterline Reimbursement for North Central Specific Plan Waterline Installations (NUR for NC Reimbursement) Fee: Assessed on parcels formerly designated as North Roseville Urban Reserve Areas and includes Woodcreek North, Woodcreek West, and Mourier 160, Doctor's Ranch and Foothills Business Park. This fee applies to all new construction, and is collected prior to permit issuance.

Calculation: Assessed per parcel. Successive parcels are assessed a pro rata share of the original parcel's assessment based on water demand for each successor parcel. See [Appendix J](#) (pgs. 35 & 36) for map and fees.

Foothills Business Park Reimbursement Fee: Assessed on Foothills Business Park parcels, and collected prior to permit issuance.

Calculation: Assessed per parcel. Successive parcels are assessed a pro rata share of the original parcel's assessment based on water demand for each successor parcel. See [Appendix K](#) (pg. 37) for map and fees.

Doctor's Ranch Reimbursement Fee: Assessed on Doctor's Ranch parcels, and collected prior to permit issuance.

Calculation: Assessed per parcel. Successive parcels are assessed a pro rata share of the original parcel's assessment based on water demand for each successor parcel. See [Appendix L](#) (pg. 38) for map and fees.

NUR for NC Reimbursement Fee:

\$

Foothills Business Park Reimbursement Fee:

\$

Doctor's Ranch Reimbursement Fee:

\$

Drainage Mitigation Fee: Assessed on all applications for new construction and collected prior to permit issuance.

Calculation: Based on location and applicable assessment zone. See [Appendix M](#) (pgs. 39 & 40) for map and rates.

Calculated Traffic Dwelling Unit Equivalent (DUEs): Basis for traffic fees assessed on building permit applications, and will be referenced below.

Calculation: Based on building use. See [Appendix N](#) (pgs. 41-44) for calculation factors.

Traffic Mitigation Fee: Assessed on all applications for new construction and collected prior to permit issuance.

Certain specific plan areas have built improvements identified in the fee program and will receive a credit for these improvements. Credits are reflected in the fee schedule.

Calculation: Based on location. See [Appendix O](#) (pgs. 45 & 46) for map and fee schedule.

Highway 65 Interchange Improvement Fee (Highway 65 JPA): Assessed on all applications for new construction in the Highway 65 JPA area, which includes the Cities of Roseville and Rocklin and portions of Placer County, and collected prior to permit issuance.

Credits may apply in certain specific plan areas and are reflected in the fee schedule.

Calculation: Based on location. See [Appendix O](#) (pgs. 45 & 46) for map and fee schedule.

Project Area (acres)
Drainage Fee (Appendix M) x
Drainage Mitigation Fee: \$

Square footage, acreage, number of units, rooms, students or stations
Unit factor (Appendix N) ÷
Calculated Traffic DUEs:

Calculated Traffic DUEs
DUE per Unit (Appendix N) x
Traffic Mitigation DUE: =
Fee per DUE (Appendix O) x
Total Traffic Mitigation Fee: \$

Calculated Traffic DUEs
DUE per Unit (Appendix N) x
Highway 65 JPA DUE: =
Fee per DUE (Appendix O) x
Total Highway 65 JPA Fee: \$

South Placer Regional Transportation (SPRTA) Fee: Assessed on all applications for new construction in the program area, which includes the City of Roseville, the City of Rocklin, the City of Lincoln and portions of Unincorporated Placer County, and collected prior to permit issuance.

Certain specific plan areas have built improvements identified in the fee program and will receive a credit for these improvements. In addition, certain improvements identified in the Regional Fee program are also included within the City's Traffic Mitigation Fee program. In acknowledgement of this, the benefit districts within the City will receive a credit towards the Regional Fee and are reflected in the fee schedule.

Calculation: For all applications except new multi-family construction, based on location. See [Appendix O](#) (pgs. 45 & 46) for map and fee schedule.

Calculation: For new multi-family construction only, based on location and square footage of units. Number of units x DUEs per unit in Table 3 below.

Table 3

	Unit Square Footage	DUEs per Unit
Small	<1,500 sq. ft.	0.45
Medium	1,500-2,500 sq. ft.	0.54
Large	>2,500-3,500 sq. ft.	0.59
Very Large	>3,500 sq. ft.	0.62

South Placer Regional Transportation (SPRTA) Tier II Fee: Assessed on all applications for new construction in the program area, which includes the City of Roseville, the City of Rocklin, the City of Lincoln and portions of Unincorporated Placer County, and collected prior to permit issuance.

Certain specific plan areas have built improvements identified in the fee program and will receive a credit for these improvements. In addition, certain improvements identified in the Regional Fee program are also included within the City's Traffic Mitigation Fee program. In acknowledgement of this, the benefit districts within the City will receive a credit towards the Regional Fee and are reflected in the fee schedule.

Calculation: Based on location. See [Appendix O](#) (pgs. 45 & 46) for map and fee schedule.

$$\begin{array}{r}
 \text{Calculated Traffic DUEs} \\
 \text{DUE per Unit (Appendix N)} \\
 \text{SPRTA DUE:} \\
 \text{Fee per DUE (Appendix O)} \\
 \text{Total SPRTA Fee:}
 \end{array}
 \begin{array}{r}
 \\
 \times \\
 = \\
 \times \\
 \$
 \end{array}$$

$$\begin{array}{r}
 \text{Fee per DUE (Appendix O)} \\
 \text{DUEs per Unit (Table 3)} \\
 \text{Number of units} \\
 \text{Total SPRTA Fee:}
 \end{array}
 \begin{array}{r}
 \\
 \times \\
 \times \\
 \$
 \end{array}$$

$$\begin{array}{r}
 \text{Calculated Traffic DUEs} \\
 \text{DUE per Unit (Appendix N)} \\
 \text{SPRTA Tier II DUE:} \\
 \text{Fee per DUE (Appendix O)} \\
 \text{Total SPRTA Tier II Fee:}
 \end{array}
 \begin{array}{r}
 \\
 \times \\
 = \\
 \times \\
 \$
 \end{array}$$

City-County Traffic Mitigation Fee Assessed on all applications for new construction in the City of Roseville and portions of unincorporated Placer County, to fund improvements to Baseline Road, Fiddymont Road and Walerga Road, and collected prior to permit issuance.

Certain specific plan areas have built improvements identified in the fee program and will receive a credit for these improvements. In addition, certain improvements identified in the fee program are also included within the City's Traffic Mitigation Fee program. In acknowledgement of this, the fee obligation has been reduced accordingly in benefit districts to reflect the overlap of improvements in other fee programs. Credits are reflected in the fee schedule.

Calculation: Based on location. See [Appendix O](#) (pgs. 45 & 46) for map and fee schedule.

Placer County Public Facilities Impact Fee: Assessed on all applications for new construction and additions. The fee is collected prior to permit issuance at the request of Placer County and as adopted by the Roseville City Council, to mitigate the impacts of growth within the City limits on facilities needed to accommodate general county services.

Calculation: Building square footage/number of units x fee from Table 3

Table 4 Construction Type	Fee per Square Foot
Office	\$0.67
Commercial	\$0.42
Industrial	\$0.35
Warehouse	\$0.09
Construction Type	Fee per Unit
Multi-Family Residential	\$2,032.09
Multi-Family Residential—Age Restricted	\$1,833.29

Calculated Traffic DUEs		
DUE per Unit (Appendix N)	x	
City-County DUE:	=	<input type="text"/>
Fee per DUE (Appendix O)	x	
Total City-County Fee:		\$ <input type="text"/>

Square Footage/Number of Units		
Fee (Table 4)	x	
Placer County Capital Facilities		\$ <input type="text"/>

Citywide Park Fee: Assessed on applications for new multi-family construction only, to fund park and recreation facilities to serve the entire community, and collected prior to permit issuance.

Credits may apply in certain specific plan areas and are reflected in the fee schedule.

Calculation: Based on location and the land use category. See [Appendix P](#) (pgs. 47 - 49) for map and fee schedule.

Neighborhood Park Fee: Assessed on applications for new multi-family construction only, to fund park and recreation facilities to serve neighborhood areas, and collected prior to permit issuance.

Credits may apply in certain specific plan areas and are reflected in the fee schedule.

Calculation: Based on location and the land use category. See [Appendix P](#) (pgs. 47 - 49) for map and fee schedule.

Citywide In Lieu Fee: Assessed on applications for new multi-family construction only, based on terms of applicable development agreement, and collected prior to permit issuance.

Calculation: Based on location and the land use category. See [Appendix P](#) (pgs. 47 - 49) for map and fee schedule.

Neighborhood In Lieu Fee: Assessed on applications for new multi-family construction only, based on terms of applicable development agreement, and collected prior to permit issuance.

Calculation: Based on location and the land use category. See [Appendix P](#) (pgs. 47 - 49) for map and fee schedule.

Number of Units _____
Fee per Unit (Appendix P) x _____
Neighborhood Park Fee: \$

Number of Units _____
Fee per Unit (Appendix P) x _____
Citywide Park Fee: \$

Number of Units _____
Fee per Unit (Appendix P) x _____
Citywide In Lieu Fee: \$

Number of Units _____
Fee per Unit (Appendix P) x _____
Neighborhood In Lieu Fee: \$

Bike Trail Fee: Assessed on applications for new multi-family construction only, based on terms of applicable development agreement, and collected prior to permit issuance.

Calculation: Based on location and the land use category. See [Appendix P](#) (pgs. 47 - 49) for map and fee schedule.

Paseo Fee: Assessed on applications for new multi-family construction only, based on terms of applicable development agreement, and collected prior to permit issuance.

Calculation: Based on location and the land use category. See [Appendix P](#) (pgs. 47 - 49) for map and fee schedule.

Pool Unit Park Fee: Assessed on applications for new multi-family construction only, based on terms of applicable development agreement, and collected prior to permit issuance.

Calculation: Based on location and the land use category. See [Appendix P](#) (pgs. 47 - 49) for map and fee schedule.

Number of Units	
Fee per Unit (Appendix P)	x
Bike Trail Fee:	<input type="text" value="\$"/>

Number of Units	
Fee per Unit (Appendix P)	x
Paseo Fee:	<input type="text" value="\$"/>

Number of Units	
Fee per Unit (Appendix P)	x
Pool Unit Park Fee:	<input type="text" value="\$"/>

Electric Backbone Impact Fee: Assessed on each new electric service connection, special service or capacity increase within the City limits, to fund infrastructure facility (substation and 60kV network) improvements, and collected prior to permit issuance.

Calculation: For all applications except new multi-family construction, based on panel size and voltage, see [Appendix Q](#) (pg. 50) for fee schedule.

Calculation: For new multi-family construction only, based on number of units. Number of units x \$431.78.

Solid Waste Impact Fee: Assessed on all applications for new construction, to set-up solid waste service, and collected prior to permit issuance.

Calculation: For all applications except new multi-family construction, building square footage x \$0.34.

Calculation: For new multi-family construction only, based on number of units. Number of units x \$139.00.

Electric Backbone Impact Fee:

Number of Units
x \$431.78

Electric Backbone Impact Fee:

Building Square Footage
x \$0.34

Solid Waste Impact Fee:

Number of Units
x \$139.00

Solid Waste Impact Fee:

Development Agreement (DA) Fees: Assessed on applications for new construction, based on terms of applicable development agreement, and collected prior to permit issuance.

Calculation: Based on project location. Development agreements are available on the [Planning Division's website](#).

Downtown Benefit Fee		_____
General Fund Contribution	+	_____
Water Meter Retrofit Program	+	_____
Public/Community Benefit Fee	+	_____
Housing In Lieu Fee	+	_____
Air Quality Program Fee	+	_____
Air Quality Mitigation Fee	+	_____
Traffic Signal Coordination Fee	+	_____
Blue Oaks Blvd Fee	+	_____
Westbrook Blvd Fee	+	_____
Sierra College Blvd Fee	+	_____
Transit Shuttle Fee	+	_____
Placer County Traffic Mitigation Fee	+	_____
Sierra Vista Mitigation Infrastructure Fee	+	_____
Sierra Vista Mitigation Admin Fee	+	_____
Sierra Vista Park Land Fee	+	_____
Subtotal DA Fees	=	_____
Number of Units	x	_____
Total DA Fees:		\$

Fire System Permits

Fire System Fees: Assessed on all applications for fire systems, for plan review and inspection services, at time of submittal.

Calculation: See [Appendix R](#) (pg. 51) for fee schedule.

Other Fees

School Fees: Assessed on all new construction and additions. The City of Roseville does not regulate or adjust school fees, they are assessed and collected by the school districts directly. However, the Building Division will require a completed Certificate of Development Fees from the applicable school districts, as proof of payment, prior to permit issuance.

Calculation: Based on location and applicable district rates. See [Appendix S](#) (pg. 52) for map and contact the applicable district at the phone number below for current rates.

Roseville Joint Union High School District (916) 782-4707

Roseville City School District (916) 782-5289

Eureka School District (916) 791-4939

Dry Creek Joint Elementary School District (916) 770-8800

Center Joint Unified School District (916) 338-6309

Electric Direct Installation Fee: Assessed on each new electric service connections, special service or capacity increases within the City limits, for on-site infrastructure installation, and collected by Roseville Electric before any site work is performed.

Electric Direct Installation fees may be increased due to factors like extensions of power, small project sites, and in Infill areas where existing equipment needs to be upgraded or relocated. For an estimate of this fee associated with your project, or any questions regarding this fee, please contact the Roseville Electric Department directly at (916) 774-5600.

Environmental Utilities Installation T&M Fees: If the project requires any new connections necessitating a Water or Sewer Tap, or if the project requires upsizing of water or sewer service lines, this work will be done by City Forces on a time and materials basis, and will be billed to the responsible billing party. For more information, please call (916) 774-5750 and select the appropriate utility, either Water or Sewer.

Subtotal Fire System Fee		
	x	_____ .03
Subtotal Technology Fee	=	_____
Total Fire System Fee:		\$ <input type="text"/>

Number of Units or Square Footage		_____
District Fee Rate	x	_____
Elementary School District Fee:		\$ <input type="text"/>

Number of Units or Square Footage		_____
District Fee Rate	x	_____
High School District Fee:		\$ <input type="text"/>

Electric Direct Installation Fee:		\$ <input type="text"/>
--	--	--------------------------------

EU Installation T&M Fee Estimate:		\$ <input type="text"/>
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Development Services Planning Entitlement Fee Schedule

Appendix A

Entitlement (Application Type)	Fixed Fees	Deposit
APPEALS		
1. Planning Director's Decision	\$1,842 [a]	
2. PC/DC Decision to City Council	\$1,725 [a]	
ANNEXATIONS		
1. Annex/PZ/Detach/SOI		\$20,000
DEVELOPMENT AGREEMENTS (DA)		
1. Adoption of DA		\$20,000
2. Amendment of DA		\$20,000
3. Associated with Affordable Housing	\$3,357	
4. Associated with Single Topic Item	\$7,597	
5. Development Agreement Review/Compliance Fee	\$2,152 [b]	
ENVIRONMENTAL REVIEW		
1. Exemption WITHOUT Initial Study	\$468	
2. Exemption WITH Initial Study	\$1,141	
3. Negative Declaration with No Mitigation	\$1,752	
4. Tiered Negative Declaration with Mitigation	\$3,490	
5. EIR Deposit		\$20,000
GENERAL PLAN AMENDMENT (GPA)		
1. GPA 10 Acres or Less, Map/Text		\$10,000
2. GPA 10+Acres, Map/Text		\$17,000
3. GPA – Text Policy Amend		\$15,000
PUBLIC UTILITY EASEMENT ABANDONMENT		
1. Summary Vacation	\$3,881	
2. General Vacation	\$5,791	
SIGNS		
1. Standard Sign Permit	\$321	
2. Planned Sign Permit Program	\$1,309	
3. Sign Permit/Program – Public Hearing Required	\$2,816	
4. Administrative Permit for Sign Exception (Variance)	\$2,593	
5. PSP Minor Modification	\$368	
SPECIFIC PLAN AMENDMENT (SPA)		
1. SPA Adoption, Map/Text		\$30,000
2. SPA 10 Acres or Less, Map/Text		\$10,000
3. SPA 10+ Acres, Map/Text		\$20,000
4. SPA Text/Policy Deposit		\$15,000
SUBDIVISIONS/CONDOMINIUMS		
1. Grading Plan-Minor	\$4,044	
2. Grading Plan-Major		\$8,000
3. Lot Line Adjustment	\$4,044	
4. Extension to a Tentative Map	\$4,044	
5. Voluntary Merger	\$4,044	
6. Reversion to Acreage	\$5,904	
7. Minor Modification to a Tentative Map		\$2,000
8. Major Modification to a Tentative Map		\$10,000
9. Tentative Parcel Map with 4 or fewer Lots		\$6,000
10. Tentative Map, 5 through 99 Lots		\$11,000
11. Tentative Map, 100 through 499 Lots		\$16,000
12. Tentative Map, 500+ Lots		\$24,000
13. Ministerial Two-Lot Map	\$185	
14. Ministerial Multi-Family Map	\$185	
ZONING ORDINANCE ENTITLEMENTS		
1. Administrative Permit	\$1,615	

Entitlement (Application Type)	Fixed Fees	Deposit
ZONING ORDINANCE ENTITLEMENTS		
2. Conditional Use Permit (CUP)		\$9,000
3. CUP Modification		\$5,000
4. CUP Extension	\$7,176	
5. Design Review Permit (DRP)		\$8,000
6. DRP Modification		\$5,000
7. DRP Extension	\$6,488	
8. Minor DRP	\$273	
9. DRP – Additions or New Constructions (DTSP Only)	\$273	
10. DRP – Façade Improvements (DTSP only)	\$273	
11. DRP – Predesign (DTSP only)	\$273	
12. DRP – Residential Subdivision with other Permit	\$7,176	
13. DRP – Residential Subdivision without other Permit		\$8,000
14. Objective Design Standards	\$185	
15. Flood Encroachment Permit		\$8,000
16. MPP Stage 1 or Stages 1 & 2		\$20,000
17. MPP Modification		\$7,000 [g]
18. MPP Stage 2, Extend of Stage 1 &/or 2		\$7,000
19. Planned Development Permit		\$11,000
20. TP Admin – Approved at Public Counter	\$269	
21. TP – Req. Public Hearing for SFD or 10 trees or less	\$4,844	
22. TP – Req. Public Hearing for DRP/TM or 11+ trees	\$7,458	
23. Administrative Variance	\$1,614	
24. Variance to Develop Standards Req. Public Hearing	\$5,404	
25. Variance to Parking Standards	\$6,797	
26. Wireless Telecommunications Facilities Permit		\$1,200
27. Zoning Clearance	\$185	
28. Zoning Interpretation – Hearing Required	\$4,284	
29. Zoning Interpretation – Non-Hearing Item	\$167	
ZONING ORDINANCE AMENDMENTS		
1. Ordinance Text Amend (Zoning, Subdivision, Sign)		\$10,000
2. Zoning Map Change (RZ) 10 Acres or LESS		\$10,000
3. Zoning Map Change (RZ) 10+ Acres		\$17,000
OTHER		
1. Pre-Application Meeting		\$4,096 [c]
2. New Non-Residential Plan Check	15% Building Admin [d]	
3. Commercial Plan Check – TI	\$206 [d]	
4. Change of Address Fee	\$514	
5. Street Name Change Fee	\$926	
6. Planning Dept. Plot Plan Review (Bundles of 10)	\$206	
7. Radius List Prep-Previously Developed	\$170	
8. Preparation Undeveloped Area/Mailing	\$438	
9. Farmer's Market Permit	\$642	
10. Home Occupation Permit	\$51	
11. Parking in Lieu Fee (DTSP only)	\$9,680 [e]	
12. In-Lieu Tree Mitigation Fee (per inch)	\$118 [f]	
13. CUP – Vernon St. and Historical District Only	\$1,838	
14. Technology Fee	3%	
15. ICR for Full Cost Recovery Billings	3.51%	

KEY

Citywide Full Cost Deposits and Deposit Replenishment

Applicants for Citywide Full Cost Entitlement Applications shall pay for all City staff time required to process the application. A full cost reimbursement agreement shall be included with the project application submittal package. Projects outside the scope of this fee schedule (as determined by the Development Services Director) will be subject to a full cost reimbursement agreement to be approved by the City Council. This reimbursement agreement will include the identification of a work program and will include cost estimates for both City staff time and consultant services based on a defined scope of work.

Initial deposits as shown on the fee schedule will be collected and held by the City in a deposit account at the time the application is submitted. The cost of staff time will be drawn from the deposit account. A positive account balance shall be maintained at all times during the review process. No work will be performed on a project with a negative fund balance. If the deposit is reduced to below 20% of the initial deposit amount, the applicant will be notified and required to supplement the deposit account with an additional amount no less than 50% of the original deposit.

When more than one Full Cost application is submitted, the sum total of the initial Full Cost deposit amount can be reduced by 20%. If a flat fee is submitted with a Full Cost fee, the flat fee will not be collected and that entitlement will be processed as "Full Cost Project".

Funds expended for staff time shall not be dependent upon the City's approval or disapproval of the application request. The deposit account will be held open for 90 days after project approval for City to complete any miscellaneous clean up items and to account for all project related costs. Any deposit amounts remaining after final project close out will be returned to applicant. In the event that the deposit account is exhausted prior to final close out, the balance owed to the City will be credited against the plan check and inspection fee deposit at time of improvement plan review.

As may be required by the Development Services Department for project evaluation or environmental review, all payment for consultant work shall be the responsibility of the applicant.

Refund Policy

Application fees are not refundable except as follows:

A. Refund of 100% shall be made if a determination is made by the Development Services Director that the permit and associated fee are not required by the City of Roseville Municipal Code or adopted City Resolution.

B. If an applicant requests to withdraw a fixed fee application prior to the PEM, refund of 50% of the applicable fee shall be refunded.

C. No refund of application fees shall be made after a Project Evaluation Meeting has been held, unless a fee waiver is approved by the Roseville City Council.

[a] Appeals: This fee reimburses the administrative costs associated with an appeal. Applicants for Citywide Full Cost Entitlements shall continue to pay for all City staff time and materials, consistent with the full cost reimbursement agreement, required to complete the processing of an application in the event of an appeal.

[b] Development Agreement Review/Compliance Fee pertains to individual development agreements. Fee will be distributed to landowners on a pro-rata basis.

[c] Pre Application Meetings – The City will provide up to 2 meetings with staff to discuss the initial project review and City policies relative to the proposed project. Additional meetings and staff review prior to a formal application shall be billed on a time and material basis. The project proponent will be asked to submit the pre application deposit and a full cost reimbursement agreement. Staff will record all time against the deposit account. Balances remaining in the deposit account will be applied to the application deposit account or refunded within 60 days. Negative balances will be due in full along with the application deposit or fee at time of Entitlement Application submittal.

[d] Non-Residential - Per Building Code, this includes Commercial and Multi-family developments. Plan Check Fees to be assessed as part of Building Department Plan Check Fee. This fee shall be 15% of the building Plan Check Fee for New Non-Residential construction (Commercial and Multi-family). Fee to be collected with Building's Plan Check Fee.

[e] Parking In-Lieu Fee is an optional fee that non-residential uses in the Downtown Specific Plan Area can utilize instead of providing required parking on-site. Fees for the 1st stall will be 10% of the parking in-lieu fee, 2nd stall 25%, 3rd Stall 50%, 4th stall 75% and 5 or more stalls 100% of the in-lieu fee.

[f] In-Lieu Tree Mitigation Fee for the removal of protected trees is calculated per inch of the diameter at breast height of the tree.

[g] MPP Modification: The deposit for an MPP Modification may be reduced depending on the type of modification and at the Planning Manager's discretion. All MPP Modifications shall be subject to the Full Cost Entitlement process described above.

*Note regarding annual inflationary adjustment: The initial deposit amounts will not be inflated annually, but the underlying hourly billing rates should inflate annually by the change in hourly labor rates and/or indirect cost rate multipliers.

**Building Valuation Table for NEW CONSTRUCTION
TABLE A**

OCCUPANCY GROUP (2021 International Building Code)	CONSTRUCTION TYPE								
	IA	IB	IIA	IIB	IIIA	IIIB	IV	VA	VB
A-1 Assembly, theaters, with stage	134.36	129.83	126.78	121.97	114.75	111.20	118.25	106.41	103.02
A-1 Assembly, theaters, without stage	122.96	118.43	115.38	110.57	103.35	99.80	106.85	95.01	91.62
A-2 Assembly, nightclubs	107.97	104.77	101.79	98.34	92.22	89.60	94.81	83.83	81.12
A-2 Assembly, restaurants, bars, banquet halls	161.36	156.56	151.49	146.91	137.14	133.79	141.61	124.54	121.08
A-3 Assembly, churches	124.75	120.23	117.17	112.36	105.32	101.77	108.64	96.98	93.59
A-3 Assembly, general, community halls, libraries, museums	106.43	101.90	98.45	94.04	86.53	83.38	90.32	78.19	75.20
A-4 Assembly, arenas	122.56	118.03	114.58	110.17	102.55	99.40	106.45	94.21	91.22
B Business	104.27	100.45	96.74	92.66	84.39	81.09	89.02	74.48	71.12
E Educational	109.38	105.58	102.25	98.01	91.47	86.80	94.64	80.14	77.57
F-1 Factory and industrial, moderate hazard	64.08	61.11	57.34	55.46	49.42	46.96	52.99	40.98	38.37
F-2 Factory and industrial, low hazard	63.68	60.71	57.34	55.06	49.42	46.56	52.59	40.98	37.97
H-1 High Hazard, explosives	59.78	56.81	53.44	51.16	45.65	42.79	48.70	37.20	0.00
H234 High Hazard	59.78	56.81	53.44	51.16	45.65	42.79	48.70	37.20	34.20
H-5 HPM	104.27	100.45	96.74	92.66	84.39	81.09	89.02	74.48	71.12
I-1 Institutional, supervised environment	157.33	151.77	146.59	141.40	129.25	125.68	141.43	116.29	112.64
I-2 Institutional, hospitals	260.49	254.76	249.19	243.07	230.01	0.00	237.61	215.14	0.00
I-2 Institutional, nursing homes	181.20	175.47	169.91	163.78	152.30	0.00	158.33	137.43	0.00
I-3 Institutional, restrained	177.52	171.78	166.22	160.10	148.77	143.21	154.64	133.90	127.66
I-4 Institutional, day care facilities	157.33	151.77	146.59	141.40	129.25	125.68	141.43	116.29	112.64
M Mercantile	80.55	77.34	73.96	70.91	64.69	62.46	67.38	56.29	53.98
R-1 Residential, hotels	105.87	102.16	98.71	95.25	87.34	84.96	95.27	78.70	76.27
R-2 Residential, multiple family	177.06	169.65	162.73	155.82	140.77	136.01	155.85	123.49	118.62
R-3 Residential, one- and two-family	146.73	142.62	139.26	136.58	131.89	127.01	134.24	123.10	115.97
R-4 Residential, care/assisted living facilities	157.33	151.77	146.59	141.40	129.25	125.68	141.43	116.29	112.64
S-1 Storage, moderate hazard	59.38	56.41	52.64	50.76	44.85	42.39	48.30	36.40	33.80
S-2 Storage, low hazard	58.98	56.01	52.64	50.36	44.85	41.99	47.90	36.40	33.40
U Utility, miscellaneous	68.45	64.42	59.93	57.36	51.08	47.72	54.59	40.44	38.51

New construction shall be based upon the square footage of the proposed project multiplied by the amount stated in **Table A**. Final building permit valuation shall be set by the Building Official. The final building permit valuation shall be set at an amount that allows the City to recover its costs of applicant plan check, permit and inspection activities.

**Building Valuation Table for REMODEL / TENANT IMPROVEMENT
TABLE B**

<u>OCCUPANCY GROUP (2021 International Building Code)</u>	<u>CONSTRUCTION TYPE</u>								
	<u>IA</u>	<u>IB</u>	<u>IIA</u>	<u>IIB</u>	<u>IIIA</u>	<u>IIIB</u>	<u>IV</u>	<u>VA</u>	<u>VB</u>
A-1 Assembly, theaters, with stage	67.18	64.92	63.39	60.99	57.37	55.60	59.12	53.20	51.51
A-1 Assembly, theaters, without stage	61.48	59.22	57.69	55.28	51.67	49.90	53.42	47.50	45.81
A-2 Assembly, nightclubs	53.99	52.39	50.90	49.17	46.11	44.80	47.40	41.91	40.56
A-2 Assembly, restaurants, bars, banquet halls	80.68	78.28	75.74	73.45	68.57	66.90	70.81	62.27	60.54
A-3 Assembly, churches	62.38	60.11	58.59	56.18	52.66	50.89	54.32	48.49	46.80
A-3 Assembly, general, community halls, libraries, museums	53.21	50.95	49.22	47.02	43.27	41.69	45.16	39.09	37.60
A-4 Assembly, arenas	61.28	59.02	57.29	55.08	51.27	49.70	53.22	47.10	45.61
B Business	52.14	50.23	48.37	46.33	42.20	40.55	44.51	37.24	35.56
E Educational	54.69	52.79	51.12	49.01	45.74	43.40	47.32	40.07	38.79
F-1 Factory and industrial, moderate hazard	32.04	30.56	28.67	27.73	24.71	23.48	26.50	20.49	19.19
F-2 Factory and industrial, low hazard	31.84	30.36	28.67	27.53	24.71	23.28	26.30	20.49	18.99
H-1 High Hazard, explosives	29.89	28.41	26.72	25.58	22.82	21.39	24.35	18.60	0.00
H234 High Hazard	29.89	28.41	26.72	25.58	22.82	21.39	24.35	18.60	17.10
H-5 HPM	52.14	50.23	48.37	46.33	42.20	40.55	44.51	37.24	35.56
I-1 Institutional, supervised environment	78.67	75.89	73.29	70.70	64.63	62.84	70.71	58.15	56.32
I-2 Institutional, hospitals	130.24	127.38	124.60	121.53	115.00	0.00	118.81	107.57	0.00
I-2 Institutional, nursing homes	90.60	87.74	84.95	81.89	76.15	0.00	79.16	68.72	0.00
I-3 Institutional, restrained	88.76	85.89	83.11	80.05	74.38	71.61	77.32	66.95	63.83
I-4 Institutional, day care facilities	78.67	75.89	73.29	70.70	64.63	62.84	70.71	58.15	56.32
M Mercantile	40.27	38.67	36.98	35.46	32.34	31.23	33.69	28.15	26.99
R-1 Residential, hotels	52.93	51.08	49.35	47.63	43.67	42.48	47.63	39.35	38.13
R-2 Residential, multiple family	88.53	84.82	81.37	77.91	70.38	68.00	77.93	61.74	59.31
R-3 Residential, one- and two-family	73.36	71.31	69.63	68.29	65.94	63.51	67.12	61.55	57.98
R-4 Residential, care/assisted living facilities	78.67	75.89	73.29	70.70	64.63	62.84	70.71	58.15	56.32
S-1 Storage, moderate hazard	29.69	28.21	26.32	25.38	22.42	21.19	24.15	18.20	16.90
S-2 Storage, low hazard	29.49	28.01	26.32	25.18	22.42	20.99	23.95	18.20	16.70
U Utility, miscellaneous	34.23	32.21	29.97	28.68	25.54	23.86	27.30	20.22	19.26

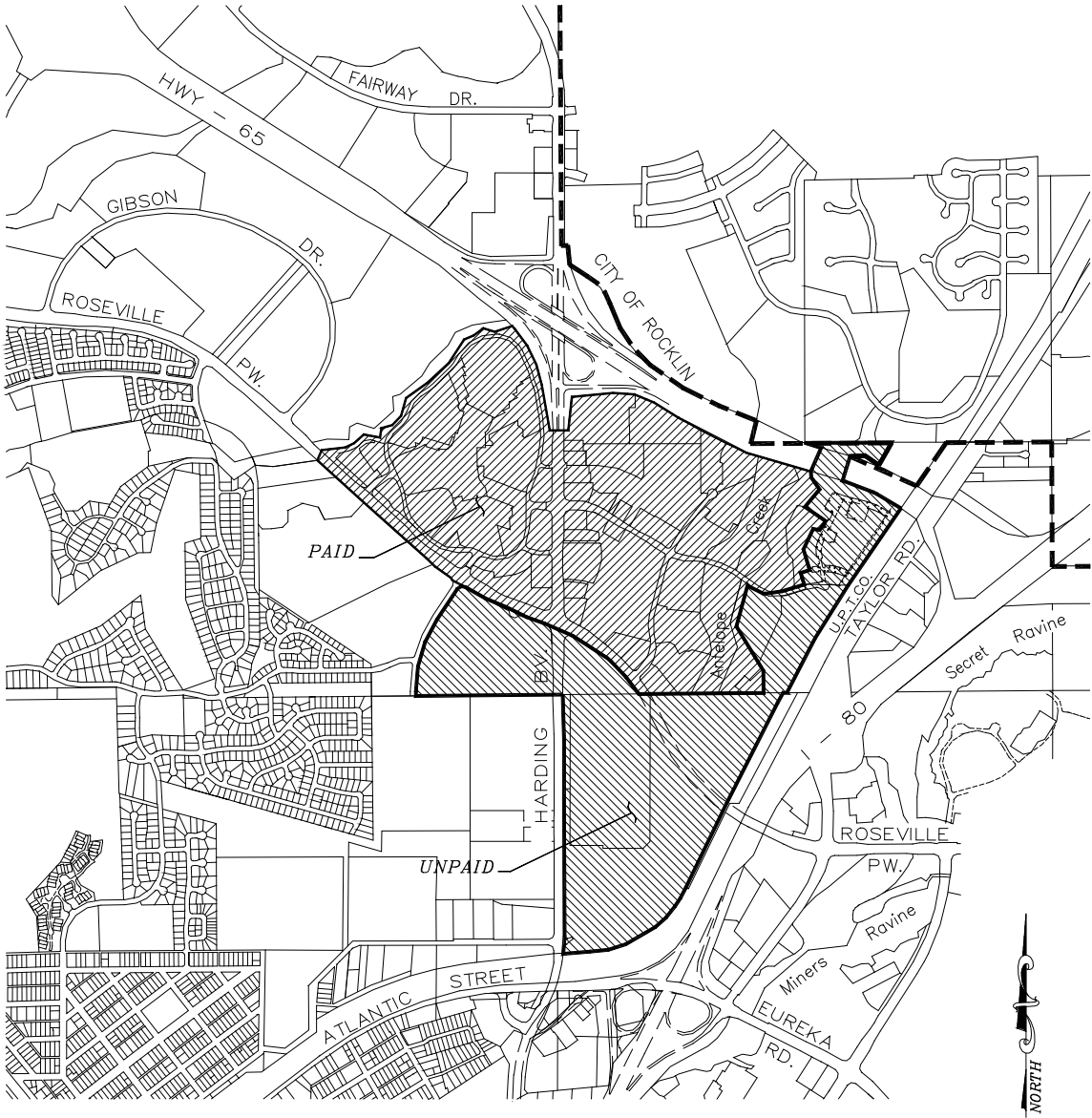
Improvements to existing buildings shall be based upon the square footage of the proposed project multiplied by the amount stated in **Table B**, or the total value of all construction work, including all finish work, roofing, electrical, plumbing, heating, air conditioning, elevators, fire-extinguishing systems and any other permanent equipment as estimated on the permit application. Final building permit valuation shall be set by the Building Official. The final building permit valuation shall be set at an amount that allows the City to recover its costs of applicant plan check, permit and inspection activities.

Building Permit Fees	
Total Valuation	The Permit Cost Shall Be:
\$1.00 to \$500.00	\$64.77
\$501.00 to \$1,000.00	\$64.77 for the first \$500.00, plus \$3.24 for each additional \$100.00, or fraction thereof, to and including \$1000.00
\$1,001.00 to \$3,000.00	\$80.97 for the first \$1,000. Plus \$3.57 for each additional \$100.00, or fraction thereof, to and including \$3,000.
\$3,001.00-\$25,000.00	\$152.37 for the first \$3,000, plus \$14.25 for each additional \$1,000.00, or fraction thereof, to and including \$25,000.
\$25,001.00 to \$50,000.00	\$465.87 for the first \$25,000. Plus \$11.66 for each additional \$1,000.00, or fraction thereof, to and including \$50,000.00
\$50,001.00 to \$100,000.00	\$757.37 for the first \$50,000.00 plus \$8.09 for each additional \$1,000.00, or fraction thereof, to and including \$100,000.00
\$100,001.00 to \$500,00.00	\$1,161.87 for the first \$100,000.00 plus \$6.47 for each additional \$1000.00, or fraction thereof, to and including \$500,000.00
\$500,001.00 to \$1,000,000.00	\$3,749.87 for the first \$500,000.00 plus \$4.87 for each additional \$1000.00, or fraction thereof, to and including \$1,000,000.00
\$1,000,001.00 and up	\$6,184.87 for the first \$1,000,000.00 plus \$2.59 for each additional \$1,000.00 or fraction thereof.

SEWER UNIT CALCULATIONS

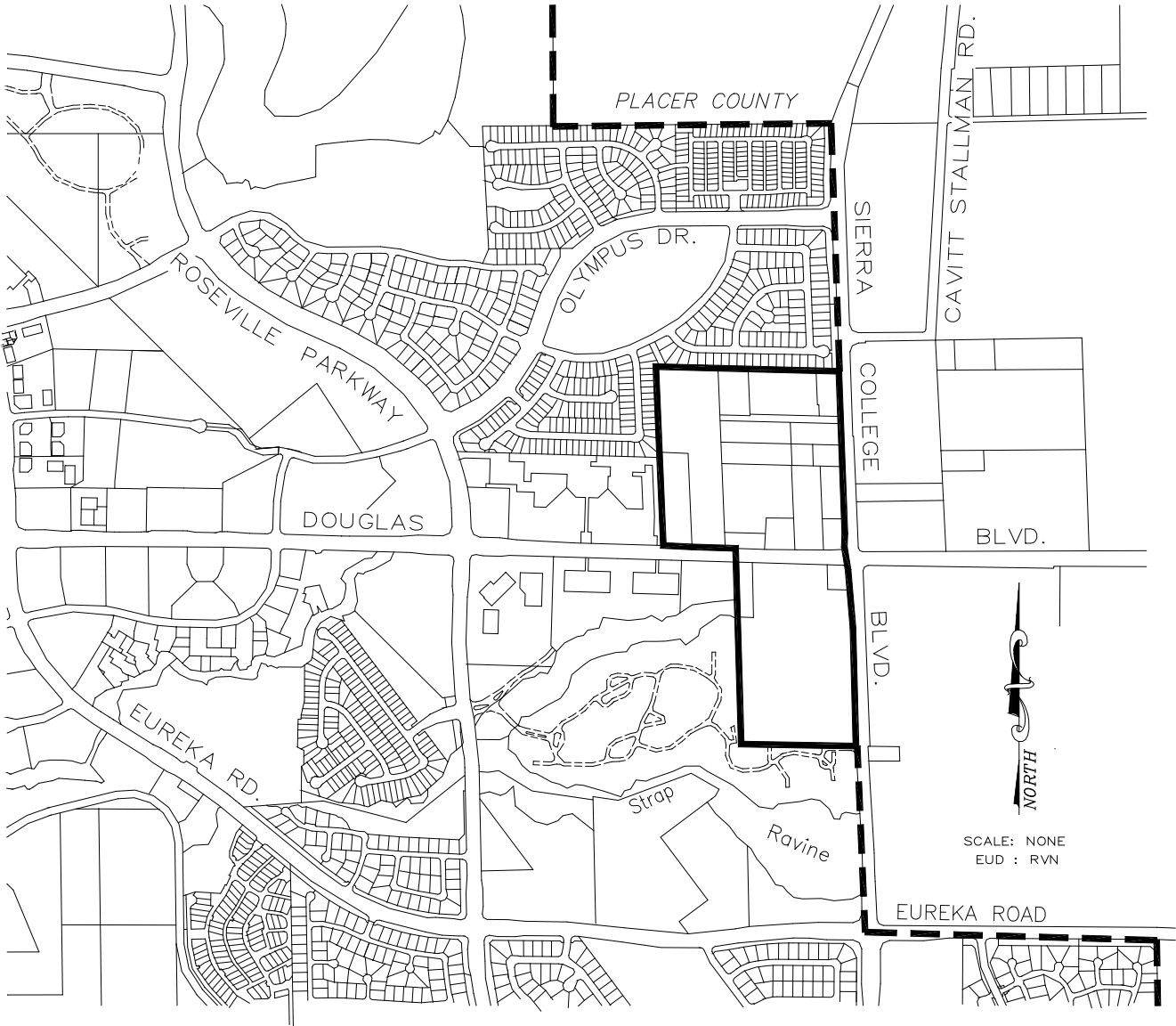
A. LOW STRENGTH-LOW QUANTITY	
<ul style="list-style-type: none"> Wastewater strength of less than 200 mg/l B.O.D. and/or suspended solids Quantity of less than 25,000 gallons per day 	
Use	Calculation
<ul style="list-style-type: none"> Special Low Density <ul style="list-style-type: none"> parking garages warehouses storage facilities 	1 sewer unit per 5 employees
<ul style="list-style-type: none"> Low Density Users <ul style="list-style-type: none"> churches w/o kitchen or hall low-usage retail stores (hardware, appliance, furniture) 	1 sewer unit per 6,000 sq. ft.
<ul style="list-style-type: none"> Medium Density Users <ul style="list-style-type: none"> theaters offices auditoriums, halls, lodges retail stores schools w/o cafeterias or gyms banks, financial offices bowling/entertainment centers w/o kitchens 	1 sewer unit per 3,000 sq. ft.
<ul style="list-style-type: none"> High Density Users <ul style="list-style-type: none"> barber/beauty shops with lavatories bars medical/dental offices schools w/cafeterias or gyms service stations sport/fitness centers 	1 sewer unit per 1,500 sq. ft.
<ul style="list-style-type: none"> Special Commercial <ul style="list-style-type: none"> car wash-automatic car wash-self serve laundromats markets w/o disposal markets w/ disposal restaurants, bakeries, cafes mortuaries hospitals resthome/convalescent hospital 	8 sewer units per automatic stall 2 sewer units per self-service stall 1 sewer unit per 1.5 washers 1 sewer unit per 1,500 sq. ft. 1 sewer unit per 500 sq. ft. 1 sewer unit per 500 sq. ft. 1 sewer unit per 500 sq. ft. 0.5 sewer units per licensed bed 0.33 units per licensed bed
<ul style="list-style-type: none"> Other uses based on study by the Environmental Utilities Director 	

B. LOW STRENGTH - HIGH QUANTITY	
<ul style="list-style-type: none"> Wastewater strength of less than 200 mg/l B.O.D. and/or suspended solids Quantity greater than or equal to 25,000 gallons per day 	
Use	Calculation
Discharge from 0-25,000 gallons per day (gpd)	$gpd/250 = \text{sewer units}$
Discharge from 25,001 to 75,000 gpd	$gpd/325 = \text{sewer units}$
Discharge 75,001 and up	$gpd/400 = \text{sewer units}$
C. HIGH STRENGTH USERS	
<ul style="list-style-type: none"> Wastewater strength greater than 200 mg/l B.O.D. and/or suspended solids Special treatment required 	
Calculation: Sewer units = $(gpd/250) \times (0.61 + (B.O.D./200) \times 0.22 + (SS/200) \times 0.17) + \text{special treatment or handling costs}$	

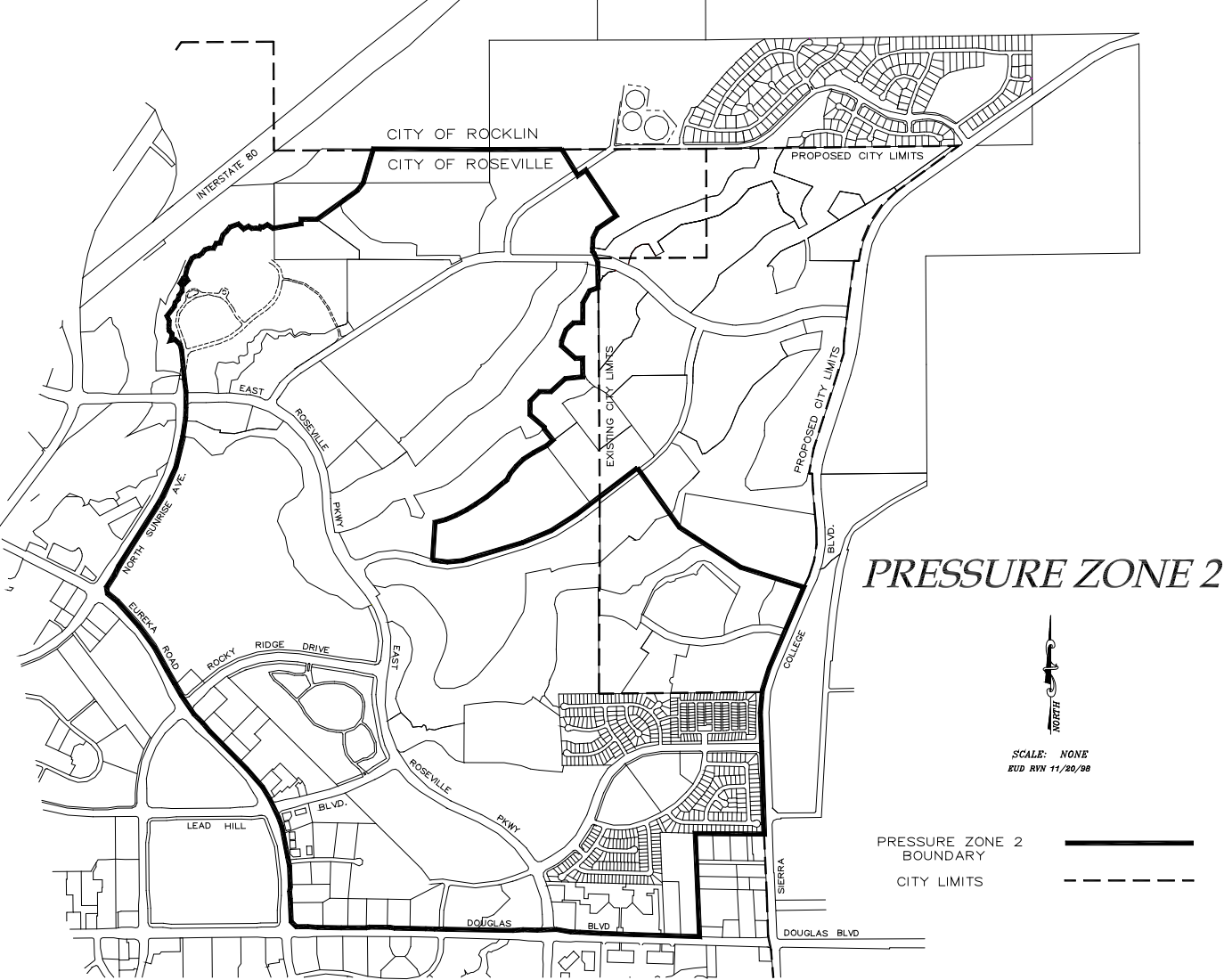


SEWER SPECIAL BENEFIT AREA 3

SCALE: NONE
EUD : RVN



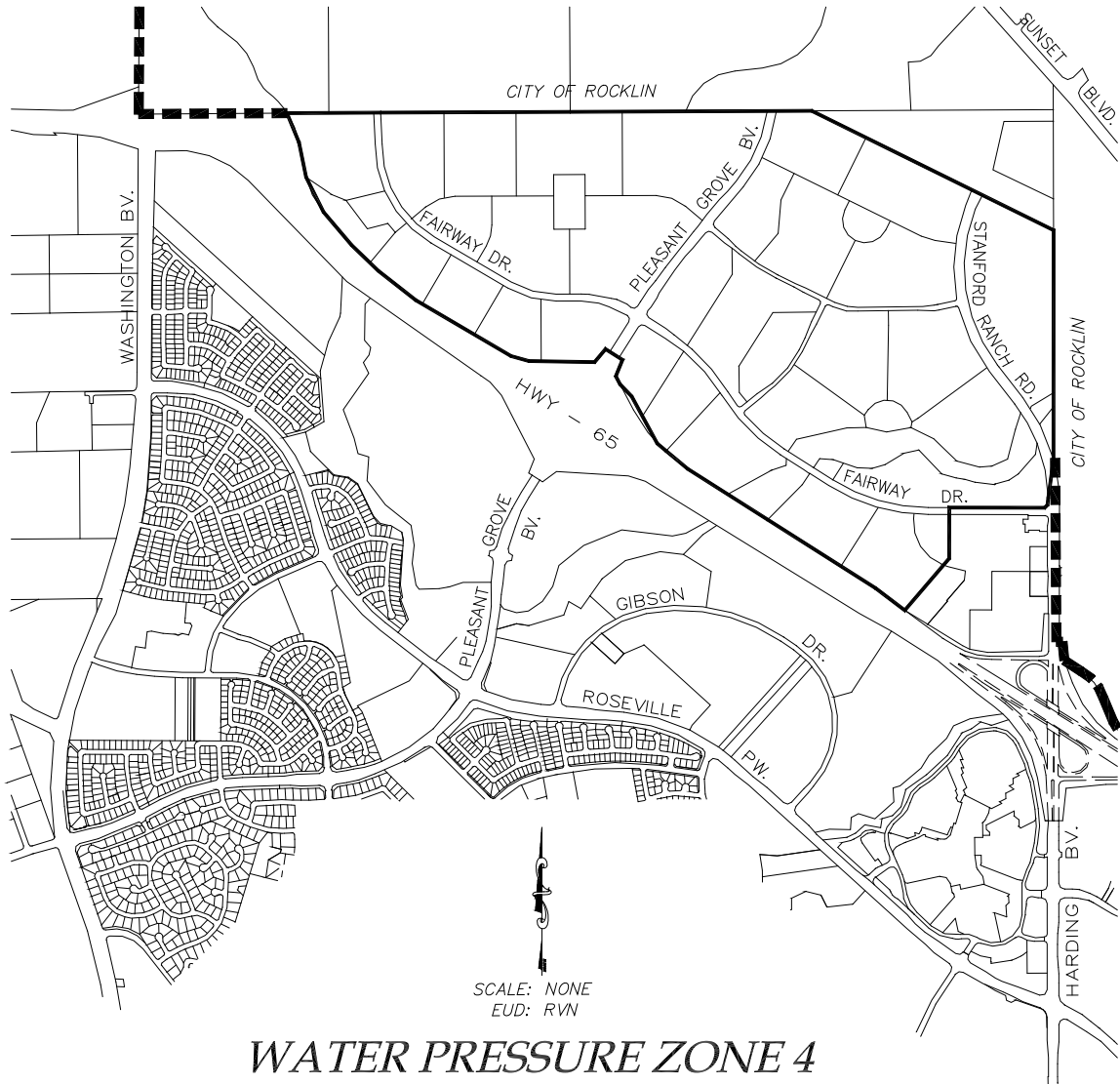
SEWER SPECIAL BENEFIT AREA 4



Water Pressure Zone 2 Fees

Stoneridge Parcels	Zoning	Acres	Planned Units	Fees as of 7/1/25
1	LDR	35.50	197	\$391,145.04
9	CC	5.60	20	\$43,469.00
13	CC	12.50	44	\$97,029.01
14	CC	17.60	62	\$136,616.85
17	LDR	13.50	34	\$126,273.95
19	LDR	27.40	83	\$256,289.35
20	LDR	60.00	265	\$583,768.28
21	HDR	4.30	59	\$32,382.62
23	HDR	14.40	221	\$121,434.82
24	BP	8.70	30	\$67,532.19
27	LDR	29.50	84	\$275,931.96
28	LDR	19.10	70	\$154,202.94
33	LDR	34.40	66	\$258,981.37
35	LDR	45.50	130	\$425,589.97
51	LDR	4.20	16	\$42,759.43
52	LDR	16.30	45	\$152,464.10
54	LDR	15.40	80	\$158,840.62
55	LDR	16.50	76	\$167,420.34
57	LDR	9.70	41	\$90,318.87
58	LDR	16.20	90	\$178,695.70
Medical Campus	BP/MC	20.00	70	\$155,246.42
15	R&D	131.26	459	\$1,018,882.26
8	CC/BP	15.00	53	\$116,434.82
3	BP	33.03	116	\$256,389.46
7A	BP	7.50	26	\$58,217.41
Infill Parcels	Zoning	Acres	Planned Units	Fees as of 7/1/25
6	BP	4.0	14	\$31,049.28
APN:048-020-008	CC/LI	3.0	11	\$23,286.96
APN:048-020-019	CC/LI	9.40	32	\$72,965.82

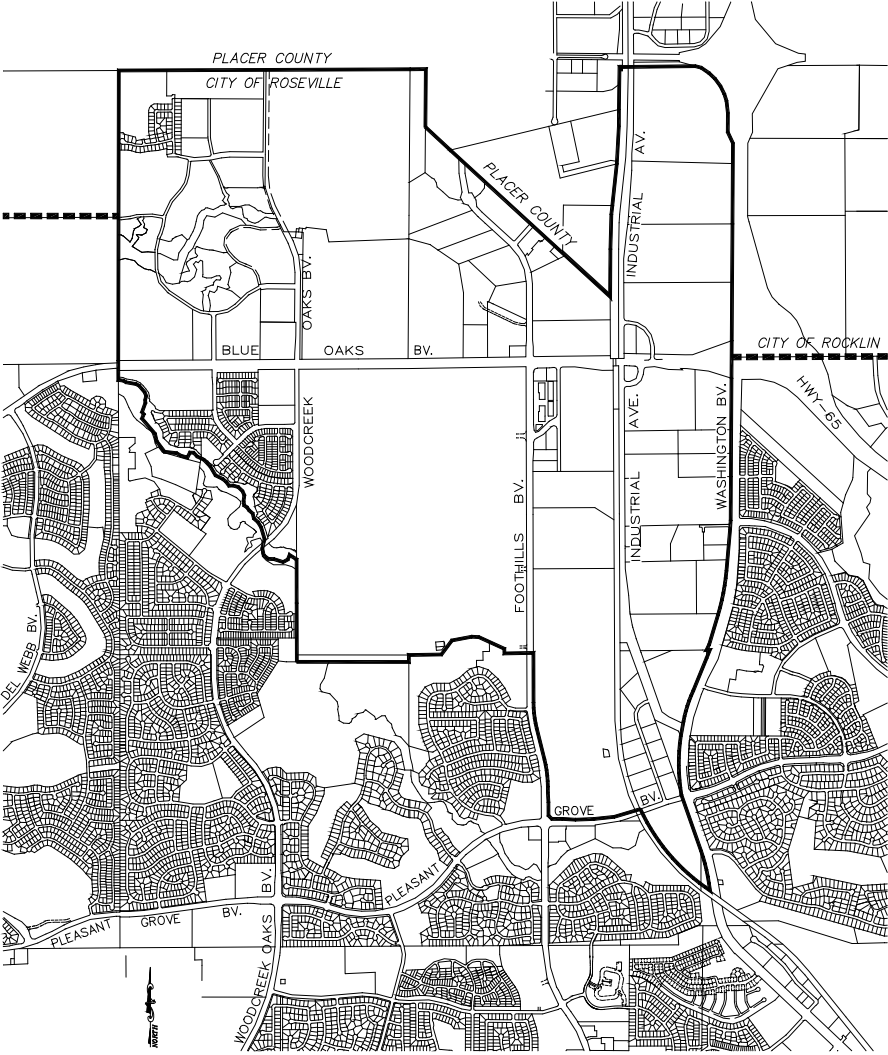
Stone Point Parcels	Zoning	Acres	Planned Units	Fees as of 7/1/25
SP- Parcel 1		5.10		\$53,228.06
SP- Parcel 2		4.60		\$48,009.62
SP- Parcel 3		7.10		\$74,101.81
SP- Parcel 4		3.90		\$40,703.81
SP- Parcel 5		3.50		\$36,529.06
SP- Parcel 6		7.64		\$79,685.53
SP- Parcel 7		7.15		\$74,665.40
SP- Parcel 8		1.16		\$12,138.08
SP- Parcel 9		10.66		\$111,257.08
SP- Parcel 10		1.85		\$19,318.65
SP- Parcel 11		7.31		\$76,314.42
SP- Parcel 12		7.80		\$81,407.62
SP- Parcel 13		7.60		\$79,341.12
SP- Parcel 14		7.75		\$80,917.08
SP- Parcel 15		1.98		\$20,665.01



Water Pressure Zone 4 Fees

Highland Reserve North Parcel #	Land Use	Units (Res) or Acres (Com)	Fee as of 7/1/25
Phase I			
5	LDR	65	\$29,548.64
6	LDR	83	\$37,730.75
7	LDR	96	\$43,639.26
8	LDR	94	\$42,731.04
9A	LDR	104	\$47,276.20
9B	LDR	50	\$22,729.88
10	LDR	85	\$38,638.97
20	MDR	117	\$29,741.66
31	HDR	220	\$25,001.45
40	CC	14.17	\$22,699.40
43A	CC	20.60	\$32,998.66
43B	CC	1.00	\$1,603.10
44A	CC	2.56	\$4,098.10
44B	CC	1.40	\$2,241.15
45A	CC	14.01	\$22,441.36
45B	CC	15.43	\$24,714.96
46A	CC	9.57	\$15,330.02
46B	CC	10.78	\$17,268.37
46C	CC	16.43	\$26,318.06
60	SCHOOL	10.00	\$23,213.45
<i>Total Phase I</i>			\$509,965.00

Highland Reserve North Parcel #	Land Use	Units (Res) or Acres (Com)	Fee as of 7/1/25
Phase II			
1A	LDR	79	\$35,912.28
1B	LDR	108	\$49,094.67
2	LDR	151	\$68,642.74
3A	LDR	44	\$20,001.16
3B	LDR	89	\$40,457.44
4	LDR	135	\$61,368.85
30	HDR	250	\$28,410.83
41	CC	12.39	\$19,846.74
42A	CC	18.26	\$29,247.93
42B	CC	3.75	\$6,006.04
47A	CC	9.44	\$15,120.75
47B	CC	9.50	\$15,216.24
47C	CC	9.38	\$15,025.25
<i>Total Phase II</i>			\$404,351.00
Grand Total			\$914,315.00

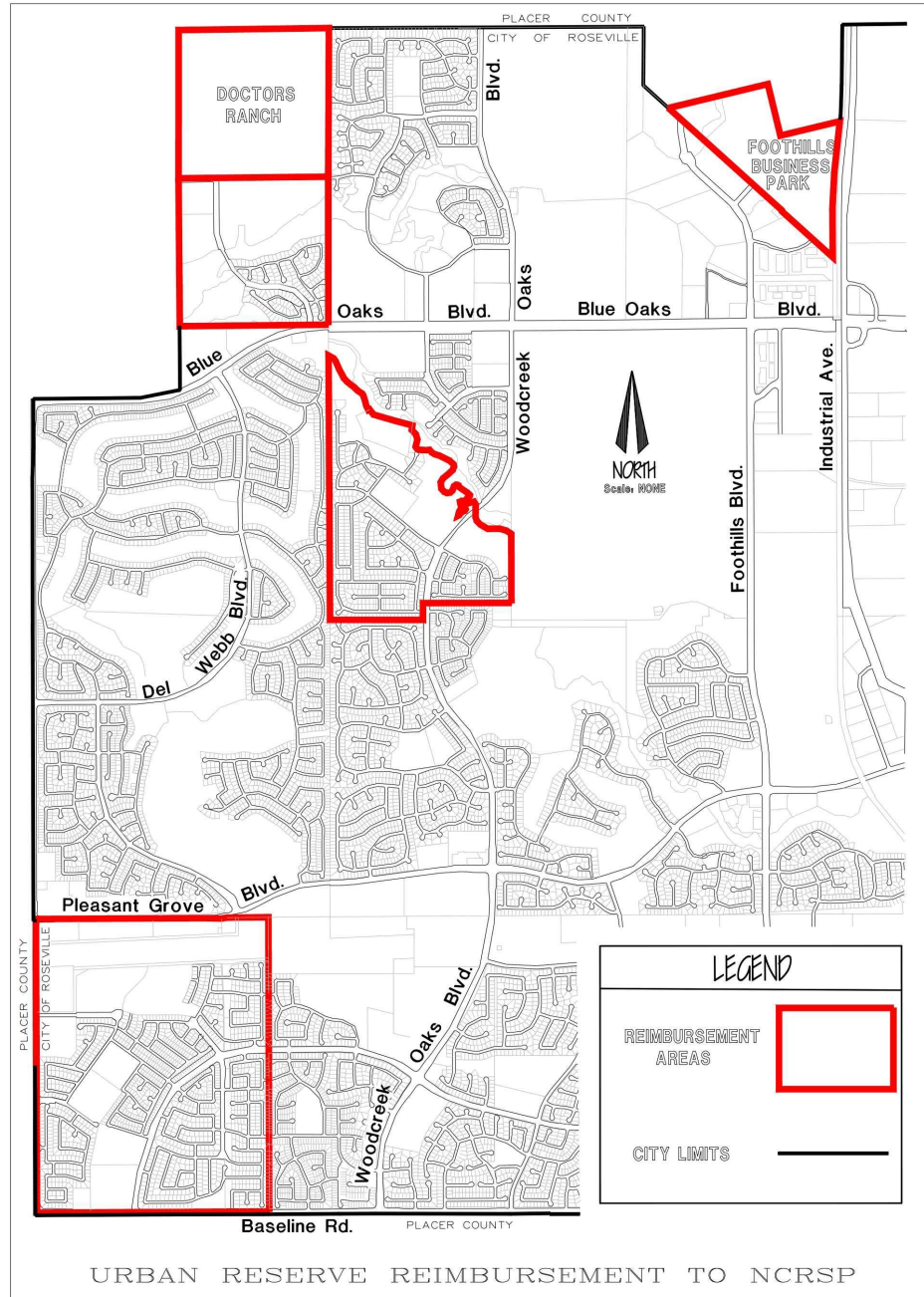


NORTH INDUSTRIAL REIMBURSEMENT TO NCRSP

North Industrial for North Central Waterline Reimbursement (NI for NC)

NRSP Phase 1 Parcel	Property Parcel #	Acres	Fee as of 7/1/25
DC-1A		57.3	\$82,516.01
DC-1B		21.2	\$31,615.33
DC-2		28.6	\$42,996.85
DC-3		2.6	\$3,161.53
DC-4		19.8	\$25,292.26
DC-5		10.9	\$14,543.05
DC-6		23.9	\$37,938.39
DC-7		9.3	\$16,952.47
DC-8		10	\$13,041.32
DC-9a		6	\$2,684.81
DC-30		4.1	\$4,567.50
DC-31		19.1	\$21,277.86
DC-32		4.9	\$5,458.72
DC-33		4.9	\$5,458.72
Eskaton	017-112-035, 036, 038		\$66,338.66
M-1		5.4	\$7,125.03
M-2		9.6	\$13,228.17
M-3		9.4	\$12,735.05
M-4		22.3	\$22,605.08
M-5		20	\$27,228.85
M-6		17	\$21,090.08
M-30		10	\$10,042.54
M-31		4.1	\$4,117.44
North Industrial Parcel	Property Parcel #	Acres	Fee as of 7/1/25
1	017-112-037	182.4	\$196,677.40
2	017-112-024	97.8	\$105,455.32
3	017-230-025, 002, 026	23.26	\$17,190.31
4	017-230-025, 002, 026	45.99	-
5	017-230-025, 002, 026	200	-
6	017-230-025, 002, 026	224.09	\$165,613.80
7	017-112-025	44.5	\$47,983.25
8	017-250-017	11.8	-
9	017-250-016	16.3	\$12,046.52
10		12.9	\$13,909.75
11	017-250-005	12.2	\$9,016.41
12	017-250-006	3	\$2,217.15
13	017-250-011 dev	5.3	-
14	017-250-011 undev	5.4	\$3,990.87
15	017-250-021	8.7	\$6,429.74
16	017-250-020	3.7	\$2,734.49
17	017-250-023	10.9	\$8,055.65
18	017-250-022	7.6	\$5,616.78
19	017-250-024	7.2	\$5,321.16
20	017-250-030	10.3	\$9,312.03
21a	017-250-031	12.4	\$8,499.08
21b	017-250-028	1.4	-
22	017-250-009	21.1	\$15,593.96
23	017-250-008	29.3	\$21,654.18
24	017-250-019	4.7	-
25	017-250-010	< 1	\$2,217.15
26	017-121-001	67	\$49,516.37
27	017-121-002	55.3	\$40,869.49

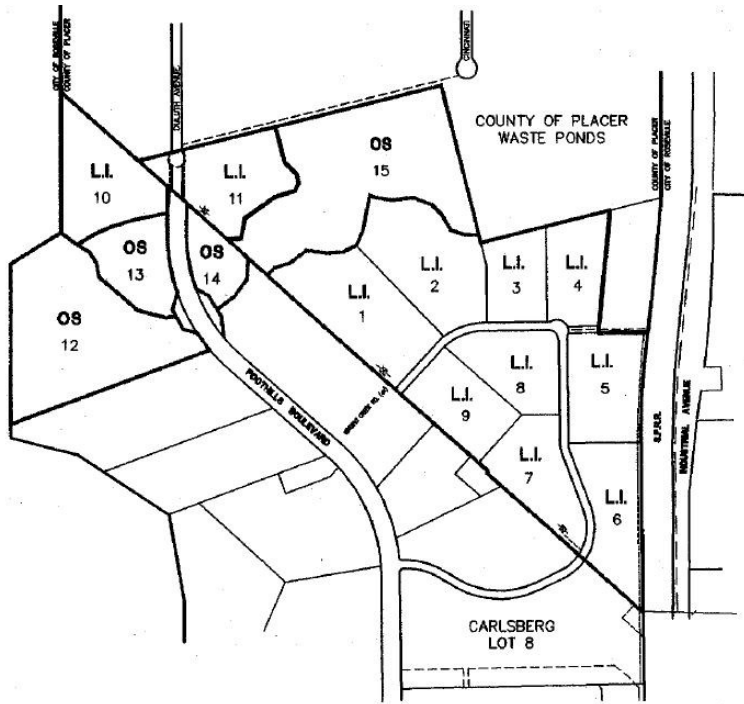
North Industrial Parcel	Property Parcel #	Acres	Fee as of 7/1/25
28	017-121-004 developed	9.5	-
28	017-121-004 undeveloped	30.5	\$22,541.04
29	017-121-005	56.9	\$42,051.97
30	017-121-006	13	\$9,607.65
31	017-113-014	31.1	\$22,984.47
32	017-230-041 undeveloped	4.06	\$3,000.54
33	017-230-042	10.1	\$7,464.41
34	017-230-025, 002, 026	6.66	\$4,922.08
35	017-230-043	7	\$5,173.35
36	017-230-041 developed	32.44	-
36	017-230-041 undeveloped	5	\$3,695.25
37	017-113-013	9.5	\$7,020.98
38	017-113-011	9.5	\$7,020.98
39	017-113-010	9.4	-
40	017-113-012	9.7	\$7,168.79
41	017-113-009	38.2	\$28,231.72
42	017-230-015 (Partial)	15.4	\$11,381.38
43	017-230-015 (Partial)	7.4	\$5,468.97
44	017-230-014	37	\$27,344.86
45	017-113-008	2.4	\$2,587.86
46	017-113-007	12.91	-
47	017-113-006	8.49	-
48	017-113-005	3.9	-
49	017-113-004	3	-
50	017-121-007	10.2	\$10,998.41
51	017-113-003 developed	23	-
51	017-113-003 undeveloped	4.9	\$5,283.55
52	017-230-013	25.8	\$19,067.50
53	017-230-012	25.8	\$19,067.50
54A	017-113-002	15.5	-
54B	017-410-024	1.2	-
55	017-113-002	5.2	\$5,607.03
56	017-410-025	22.3	\$24,045.54
57	017-410-017	3.3	\$3,558.31
58	017-230-011	29.4	\$21,728.08
59	017-410-018	3.8	\$4,097.45
60	017-230-044 developed	50	-
61	017-410-016	3	\$3,234.83
62	017-410-019	2.3	\$2,480.03
63	017-410-015	2	\$2,156.55
64	017-410-020	2	\$2,156.55
65	017-410-035	4.6	\$4,960.07
66	017-410-021	2.2	\$2,372.21
67	017-410-014	2.5	\$2,695.69
68	017-410-013	3	\$3,234.83
69	017-410-022	2	\$2,156.55
70	017-410-012	3	\$3,234.83
71	017-410-037	2.9	\$3,127.00
72	017-410-033	3.6	\$3,881.79
73	017-230-044 undeveloped	22.6	\$16,702.54
74	017-410-034	14.4	\$15,527.16



North Urban Reserve for North Central Waterline Reimbursement (NUR for NC)

Parcel #	Land Use	Units	Revised Fee for 7/1/25
Woodcreek North			
WN-1	LDR	85	\$7,897.65
WN-2	LDR	95	\$7,275.92
WN-3	LDR	109	\$8,271.50
WN-4	LDR	142	\$10,874.26
WN-5	LDR	136	\$7,757.46
Woodcreek West			
WW-1	LDR	83	\$6,355.51
WW-2	LDR	106	\$8,117.09
WW-3	LDR	164	\$12,558.63
WW-4	LDR	125	\$9,571.86
WW-5	LDR	87	\$6,662.31
WW-6	LDR	108	\$8,271.50
WW-7	LDR	105	\$7,247.47
WW-8	LDR	117	\$8,960.29
WW-9	LDR	76	\$5,821.14
WW-10	LDR	100	\$7,657.90
WW-11	LDR	80	\$5,522.46
WW-12	LDR	106	\$6,044.64
WW-13	LDR	61	\$4,209.91
WW-14	MDR	140	\$7,985.02
WW-15	HDR	222	\$4,250.55
WW-16	HDR	224	\$4,289.15
WW-17	HDR	110	\$3,435.79
WW-40	Comm		\$1,619.35
WW-41	Comm		\$2,590.56
WW-73	Church		\$4,020.95

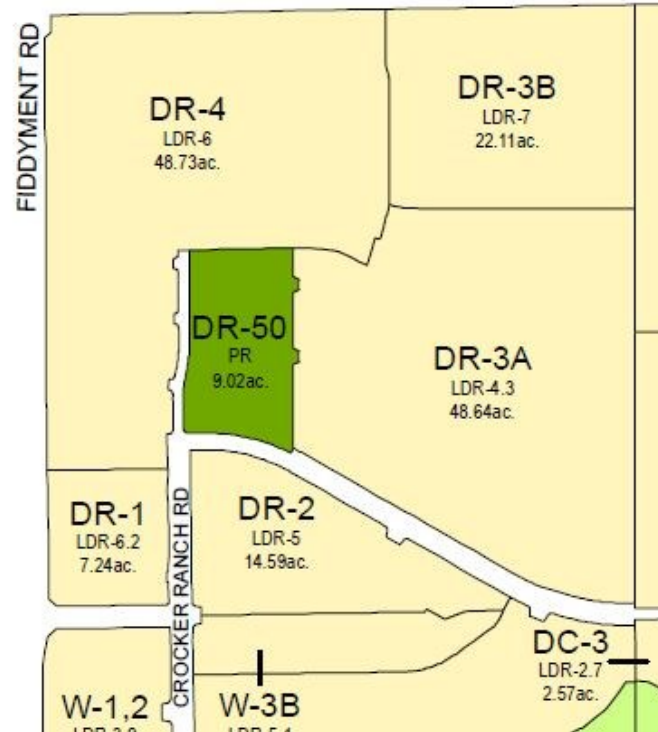
Parcel #	Land Use	Units	Revised Fee for 7/1/25
Mourier 160			
W-1	LDR	50	\$3,829.96
W-2	LDR	52	\$2,966.44
W-3	LDR	175	\$13,401.83
W-4	MDR	125	\$9,571.86
W-5	LDR	50	\$4,644.72
Doctor's Ranch			
DR-1			\$3,058.10
DR-2			\$9,242.27
DR-3			\$10,737.34
DR-4			\$6,523.95
DR-5			\$8,019.03
DR-6			\$6,184.16
DR-7			\$4,892.97
Foothills Business Park			
M-1			\$1,956.31
M-2			\$1,868.06
M-3			\$878.34
M-4			\$1,040.14
M-5			\$1,397.36
M-6			\$1,359.54
M-7			\$1,275.46
M-8			\$1,132.60
M-9			\$1,111.59
M-10			\$1,544.45
M-11			\$1,550.76



Foothills Business Park Annexation Supplemental Water Benefit Area Fees

Parcel #	Land Use	Acreage	Fee as of 7/1/25
1	Lt. Ind.	9.31	\$42,210.32
2	Lt. Ind.	8.89	\$42,210.32
3	Lt. Ind.	4.18	\$42,210.32
4	Lt. Ind.	4.95	\$42,210.32
5	Lt. Ind.	6.65	\$42,210.32
6	Lt. Ind.	6.47	\$42,210.32
7	Lt. Ind.	6.07	\$42,210.32
8	Lt. Ind.	5.39	\$42,210.32
9	Lt. Ind.	5.29	\$42,210.32
10	Lt. Ind.	7.35	*
11	Lt. Ind.	7.38	*
12	Open Space	15.95	*
13	Open Space	4.88	*
14	Open Space	2.96	*
15	Open Space	19.09	*
<i>Total</i>		<i>114.81</i>	<i>\$379,892.88</i>

* These parcels are not served by the facilities covered in this study.

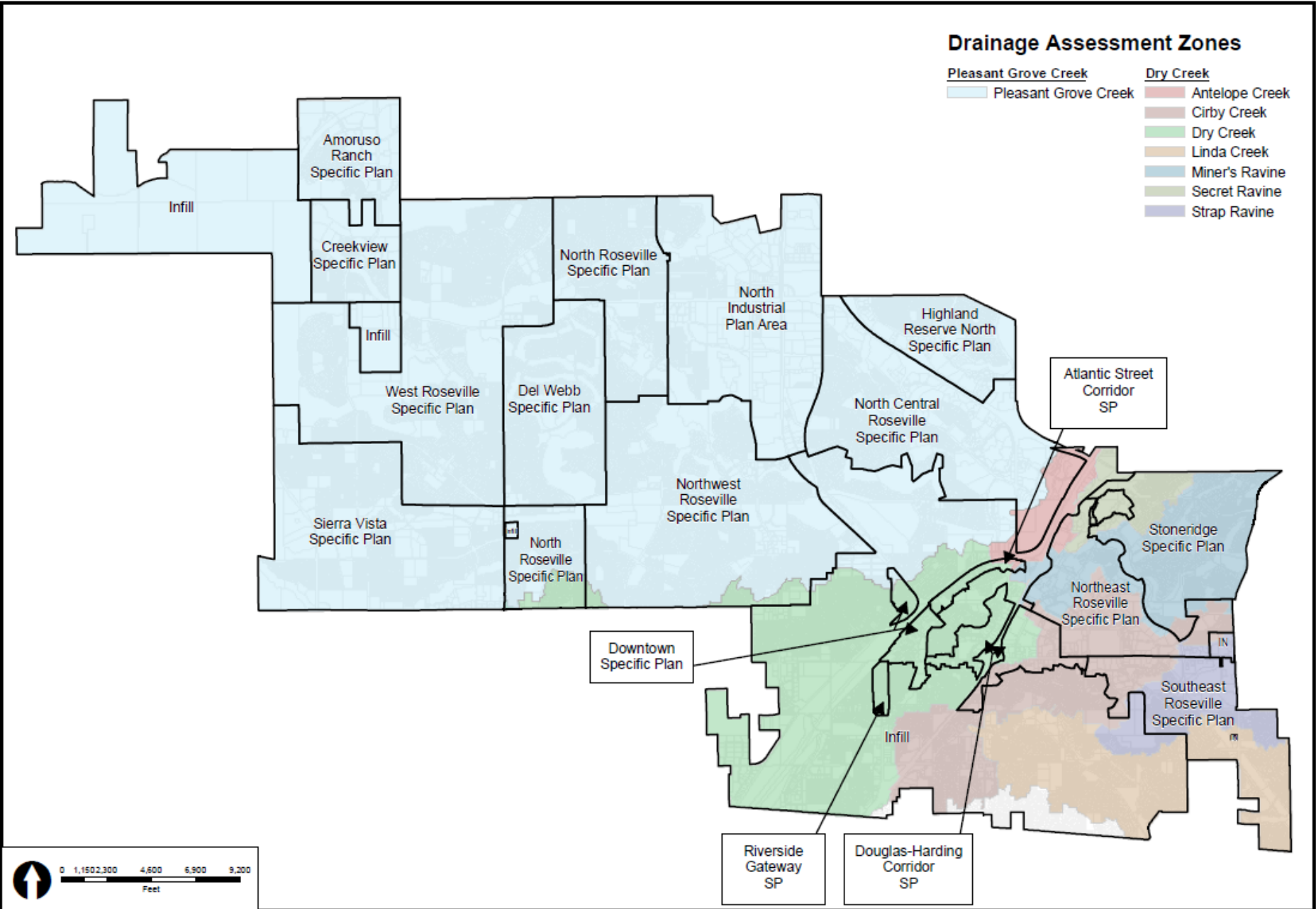


Doctor's Ranch Annexation Supplemental Water Benefit Area Fees

Parcel #	Land Use	Acreage	Units	Fee per Unit	Fee as of 7/1/25
DR-1	LDR	7.4	45	\$1,274.69	\$57,688.17
DR-2	LDR	21.6	136	\$1,274.69	\$174,346.46
DR-3	LDR	27.6	158	\$1,274.69	\$202,549.56
DR-4	LDR	22.4	96	\$1,274.69	\$123,068.09
DR-5	LDR	26.9	118	\$1,274.69	\$151,271.19
DR-6	LDR	21.4	91	\$1,274.69	\$116,658.29
DR-7	LDR	14.7	72	\$1,274.69	\$92,301.07
DR-50	Park	9			-
ROW		7.8			-
<i>Total</i>		<i>158.8</i>	<i>716</i>		<i>\$917,882.81</i>

Drainage Assessment Zones

- | Pleasant Grove Creek | | Dry Creek | |
|----------------------|----------------------|-----------|----------------|
| | Pleasant Grove Creek | | Antelope Creek |
| | Pleasant Grove Creek | | Cirby Creek |
| | Pleasant Grove Creek | | Dry Creek |
| | Pleasant Grove Creek | | Linda Creek |
| | Pleasant Grove Creek | | Miner's Ravine |
| | Pleasant Grove Creek | | Secret Ravine |
| | Pleasant Grove Creek | | Strap Ravine |



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DRY CREEK DRAINAGE FEE RATES

Effective July 1, 2025

DRY CREEK ASSESSMENT ZONE	COMMERCIAL OR INDU.	HIGH DENSITY (OVER 4 UNIT/AC.)	LOW DENSITY (4 UNIT/AC. OR LESS)
SUBSHED	\$ / ACRE	\$ / NEW UNIT	\$ / NEW UNIT
ANTELOPE CREEK	\$3,389.76	\$284.08	\$688.01
DRY CK. MAIN STEM	\$2,826.03	\$236.74	\$371.38
LINDA CK. SOUTH	\$3,443.03	\$287.04	\$486.79
LINDA CK. NORTH	\$3,050.93	N/A	\$409.85
MINERS RAVINE	\$4,265.69	\$356.58	\$1,275.41
STRAP RAVINE	\$3,206.29	\$266.33	\$540.05
SECRET RAVINE	\$3,583.59	\$298.88	\$781.23

* Please contact the Engineering Division at (916) 774-5339 for more information.

PLEASANT GROVE CREEK DRAINAGE FEE RATES

Effective July 1, 2025

Land Use Type:	Fees	
Low Density Residential (LDR): (less than 7 units/acre)	\$643.79	per unit
Medium Density Residential (MDR): (7 to 12.9 units/acre)	\$643.79	per unit
High Density Residential (HDR): (13 units/acre and higher)	\$531.01	per unit
Neighborhood Commercial (NC)	\$8,355.02	per acre
Community Commercial (CC)	\$8,355.02	per acre
Regional Commercial (RC)	\$8,355.02	per acre
Business Professional (BP)	\$8,355.02	per acre
Light Industrial (LI)	\$8,355.02	per acre

* Please contact the Engineering Division at (916) 774-5339 for more information.

TRAFFIC FEES - ITE CODES/DUE PER UNIT CHART 2025-2026					
DUE PER UNIT BASED ON USE					
ITE Code	Land Use Category	Unit	Traffic Mitigation DUE per unit	JPA DUE per unit	City County DUE per unit
INDUSTRIAL					
110	Light Industrial	1,000 SF	0.789	0.91	0.91
130	Industrial Park	1,000 SF	0.696	0.798	0.798
140	Manufacturing	1,000 SF	0.593	0.685	0.685
150	Warehousing	1,000 SF	0.261	0.3	0.3
151	Mini-warehousing	1,000 SF	0.148	0.148	0.148
RESIDENTIAL					
210	Single Family	DU	1	1	1
220	Apartment	DU	0.62	0.62	0.62
230	Residential Condominium/Townhouse	DU	0.52	0.52	0.52
231	Low-Rise Residential Condominium/Townhouse	DU	0.78	0.78	0.78
240	Mobile Home Park	DU	0.59	0.59	0.59
251	Senior Adult Housing-Single Family	DU	0.27	0.27	0.27
252	Senior Adult Housing-Multi-Family	DU	0.25	0.25	0.25
253	Congregate Care	DU	0.07	0.07	0.07
254	Assisted Living	DU	0.091	0.091	0.091
LODGING					
310	Hotel	Room	0.545	0.545	0.545
311	All Suites Hotel	Room	0.364	0.364	0.364
312	Business Hotel	Room	0.563	0.563	0.563
320	Motel	Room	0.355	0.355	0.355
RECREATIONAL					
411	City Park	Acre	0.219	0.219	0.219
430	Golf Course	Hole	3.732	3.732	3.732
444	Movie Theater	1,000 SF	1.486	1.486	1.486
492	Health/Fitness Club	1,000 SF	1.589	1.589	1.589
493	Athletic Club	1,000 SF	2.682	2.682	2.682
495	Recreational Community Center	1,000 SF	1.233	1.233	1.233
INSTITUTIONAL					
520	Elementary School	student	0.103	0.103	0.103
536	Private School (K-12)	student	0.117	0.117	0.117
530	High School	student	0.101	0.101	0.101
560	Church	1,000 SF	0.386	0.386	0.386
565	Day Care Center	1,000 SF	3.653	3.653	3.653
590	Library	1,000 SF	5.125	5.125	5.125

Appendix N, CONTINUED

ITE Code	Land Use Category	Unit	Traffic Mitigation DUE per unit	JPA DUE per unit	City County DUE per unit
MEDICAL					
610	Hospital	1,000 SF	0.917	0.917	0.917
620	Nursing Home	1,000 SF	0.311	0.311	0.311
630	Clinic	1,000 SF	4.575	4.575	4.575
OFFICE					
710	Up to 50,000 SF	1,000 SF	2.199	3.998	3.998
	50,001-150,000 SF	1,000 SF	1.549	1.783	1.783
	150,001-300,000 SF	1,000 SF	1.2	1.379	1.379
	300,001-500,000 SF	1,000 SF	1.079	1.239	1.239
	500,001-800,000 SF	1,000 SF	1.014	1.164	1.164
	>800,001 SF	1,000 SF	0.995	1.145	1.145
720	Medical/Dental Office	1,000 SF	2.804	2.804	2.804
RETAIL					
812	Building Materials and Lumber Store	1,000 SF	0.55	0.55	0.55
826	Specialty Retail Center	1,000 SF	1.522	1.522	1.522
815	Free-Standing Discount Store	1,000 SF	1.022	1.022	1.022
816	Hardware Store	1,000 SF	0.592	0.592	0.592
817	Nursery	1,000 SF	0.849	0.849	0.849
820	Shopping Center				
	<200,000 SF	1,000 SF	1.272	1.272	1.272
	200,001-500,000 SF	1,000 SF	1.384	1.384	1.384
	500,001-1,000,000 SF	1,000 SF	1.441	1.441	1.441
	>1,000,001 SF	1,000 SF	1.528	1.528	1.528
931	Quality Restaurant	1,000 SF	2.959	2.959	2.959
932	High Turnover Restaurant	1,000 SF	2.845	2.845	2.845
933	Fast Food w/o drive thru	1,000 SF	4.357	4.357	4.357
934	Fast Food w/ drive thru	1,000 SF	5.439	5.439	5.439

ITE Code	Land Use Category	Unit	Traffic Mitigation DUE per unit	JPA DUE per unit	City County DUE per unit
RETAIL (cont)					
925	Drinking Place	1,000 SF	3.275	3.275	3.275
941	Quick Lube Vehicle Shop	Service Bay	1.895	1.895	1.895
942	Automobile Care Center	1,000 SF	1.136	1.136	1.136
841	New Car Sales	1,000 SF	0.956	0.956	0.956
843	Automobile Parts Sales	1,000 SF	3.358	3.358	3.358
944	Gasoline/Service Station	Fueling	1.054	1.054	1.054
945	Gas/Srvc Stn. w/ conv	Fueling	1.027	1.027	1.027
946	Gas/Srvc Stn. w/ conv and wash	Fueling	1.053	1.053	1.053
848	Tire Store	1,000 SF	1.461	1.461	1.461
850	Supermarket	1,000 SF	1.547	1.547	1.547
851	Convenience Market-24	1,000 SF	3.459	3.459	3.459
852	Convenience Market<24	1,000 SF	2.282	2.282	2.282
853	Convenience Market w/gas	1,000 SF	3.361	3.361	3.361
857	Discount Club	1,000 SF	1.519	1.519	1.519
862	Home Impr Super Store	1,000 SF	0.436	0.436	0.436
863	Electronics Super Store	1,000 SF	0.972	0.972	0.972
864	Toy/Children's Super Store	1,000 SF	1.06	1.06	1.06
880	Drugstore w/o drive thru	1,000 SF	1.421	1.421	1.421
881	Drugstore w/ drive thru	1,000 SF	1.819	1.819	1.819
890	Furniture Store	1,000 SF	0.253	0.253	0.253
911	Walk-in Bank	1,000 SF	2.989	2.989	2.989
912	Drive-in Bank	1,000 SF	4.432	4.432	4.432

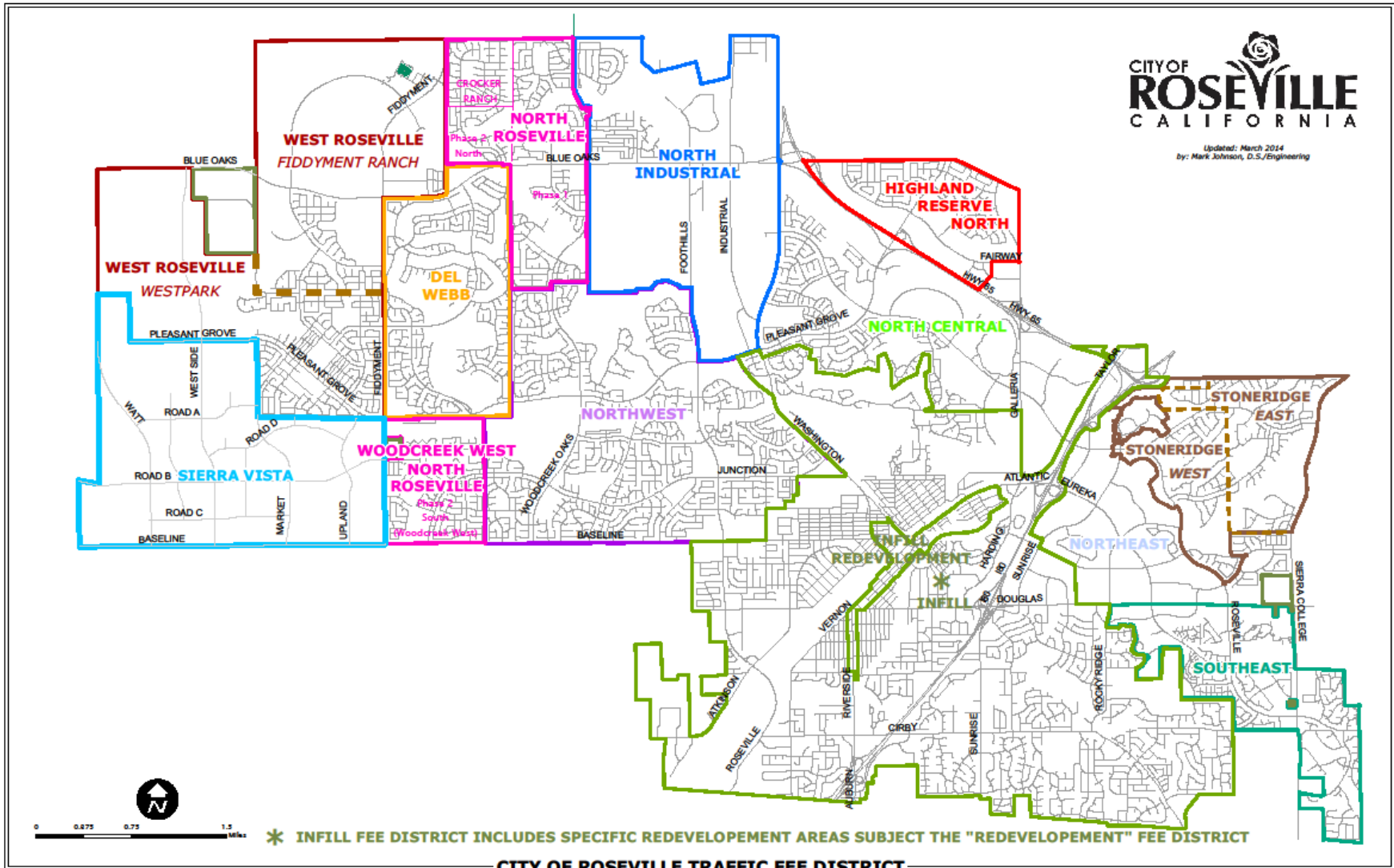
TRAFFIC FEES - ITE CODES/DUE PER UNIT CHART 2025-2026

DUE PER UNIT BASED ON USE				
ITE Code	Land Use Category	Unit	SPRTA DUE per unit	SPRTA Tier II
INDUSTRIAL				
110	Light Industrial	1,000 SF	0.649	0.649
130	Industrial Park	1,000 SF	0.339	0.339
140	Manufacturing	1,000 SF	0.739	0.739
150	Warehousing	1,000 SF	0.18	0.18
151	Mini-warehousing	1,000 SF	0.091	0.091
RESIDENTIAL				
210	Single Family	DU	1	1
220	Apartment	DU	0.543	0.543
230	Low-Rise w/Grnd Fl Commercial	DU	0.383	0.383
231	Medium-Rise w/Grnd Fl Commercial	DU	0.181	0.181
240	Mobile Home Park	DU	0.617	0.617
251	Senior Adult Housing-Single Family	DU	0.319	0.319
252	Senior Adult Housing-Multi-Family	DU	0.266	0.266
253	Congregate Care	DU	0.075	0.075
254	Assisted Living	DU	0.106	0.106
LODGING				
310	Hotel	Room	0.57	0.57
311	All Suites Hotel	Room	0.348	0.348
312	Business Hotel	Room	0.3	0.3
320	Motel	Room	0.289	0.289
RECREATIONAL				
411	City Park	Acre	0.135	0.135
430	Golf Course	Hole	3.956	3.956
445	Movie Theater	1,000 SF	2.566	2.566
492	Health/Fitness Club	1,000 SF	0.627	0.627
493	Athletic Club	1,000 SF	3.011	3.011
495	Recreational Community Center	1,000 SF	1.197	1.197
INSTITUTIONAL				
520	Elementary School	student	0.117	0.117
532	Private School (K-12)	student	0.124	0.124
525	High School	student	0.115	0.115
560	Church	1,000 SF	0.366	0.366
565	Day Care Center	1,000 SF	3.502	3.502
590	Library	1,000 SF	6.094	6.094

Appendix N, CONTINUED

ITE Code	Land Use Category	Unit	SPRTA DUE per unit	SPRTA Tier II
MEDICAL				
610	Hospital	1,000 SF	1.772	1.772
620	Nursing Home	1,000 SF	0.264	0.264
630	Clinic	1,000 SF	3.467	3.467
OFFICE				
710	Up to 50,000 SF	1,000 SF	1.937	1.937
	50,001-150,000 SF	1,000 SF	1.657	1.657
	150,001-300,000 SF	1,000 SF	1.448	1.448
	300,001-500,000 SF	1,000 SF	1.308	1.308
	500,001-800,000 SF	1,000 SF	1.208	1.208
	>800,001 SF	1,000 SF	1.118	1.118
720	Medical/Dental Office	1,000 SF	3.284	3.284
RETAIL				
812	Building Materials and Lumber Yard	1,000 SF	0.293	0.293
822	Strip Retail Plaza (<40k)	1,000 SF	1.619	1.619
815	Free-Standing Discount Store	1,000 SF	1.061	1.061
816	Hardware Store	1,000 SF	0.388	0.388
817	Nursery	1,000 SF	0.904	0.904
820	Shopping Center <200,000 SF	1,000 SF	1.139	1.139
	200,001-500,000 SF	1,000 SF	1.477	1.477
	500,001-1,000,000 SF	1,000 SF	1.598	1.598
	>1,000,001 SF	1,000 SF	1.577	1.577
931	Quality Restaurant	1,000 SF	3.278	3.278
932	High Turnover Restaurant	1,000 SF	2.78	2.78

ITE Code	Land Use Category	Unit	SPRTA DUE per unit	SPRTA Tier II
RETAIL, cont.				
933	Fast Food w/o drive thru	1,000 SF	5.886	5.886
934	Fast Food w/ drive thru	1,000 SF	5.854	5.854
975	Drinking Place	1,000 SF	3.484	3.484
941	Quick Lube Vehicle Shop	Service Bay	1.884	1.884
942	Automobile Care Center	1,000 SF	0.874	0.874
840	New Car Sales	1,000 SF	1.455	1.455
843	Automobile Parts Sales	1,000 SF	2.927	2.927
944	Gasoline/Service Station	Fueling	1.125	1.125
945	Gas/Srvc Stn. w/ conv	Fueling	1.489	1.489
946	Gas/Srvc Stn. w/ conv and wash	Fueling	1.489	1.489
848	Tire Store	1,000 SF	1.404	1.404
850	Supermarket	1,000 SF	1.554	1.554
851	Convenience Market-24	1,000 SF	3.448	3.448
852	Convenience Market<24	1,000 SF	3.448	3.448
853	Convenience Market w/gas	1,000 SF	3.448	3.448
857	Discount Club	1,000 SF	1.62	1.62
862	Home Impr Super Store	1,000 SF	0.456	0.456
863	Electronics Super Store	1,000 SF	0.977	0.977
864	Toy/Children's Super Store	1,000 SF	1.13	1.13
880	Drugstore w/o drive thru	1,000 SF	1.532	1.532
881	Drugstore w/ drive thru	1,000 SF	2.002	2.002
890	Furniture Store	1,000 SF	0.311	0.311
911	Walk-in Bank	1,000 SF	3.253	3.253
912	Drive-in Bank	1,000 SF	4.077	4.077

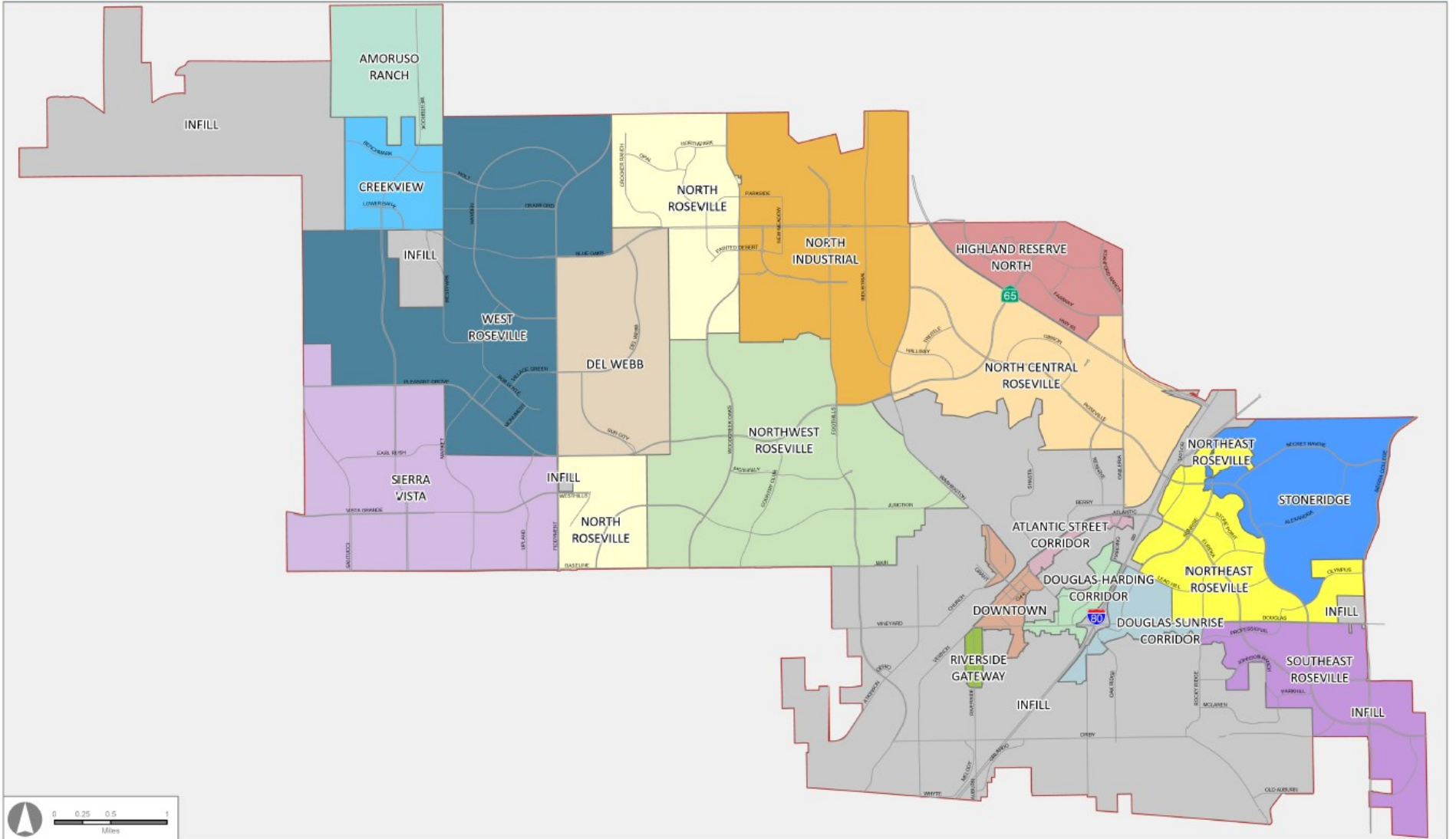


Traffic Fees 2025-2026

Benefit District	City TMF				Hwy. 65 JPA			SPRTA Regional			SPRTA Tier 2*			City/County			Total
	Gross	Credit	Offset	Net	Gross	Credit	Net	Gross	Credit	Net	Gross	Credit	Net	Gross	Credit	Net	Net
Del Webb	\$9,990.23		\$3,052	\$6,938.23	\$432.77		\$432.77	\$2,005.00		\$2,005.00				\$501.83		\$501.83	\$9,877.83
HRN	\$9,990.23		\$3,052	\$6,938.23	\$1,055.19	\$596.00	\$459.19	\$2,005.00		\$2,005.00				\$501.83		\$501.83	\$9,904.25
Infill	\$9,990.23		\$3,052	\$6,938.23	\$324.91		\$324.91	\$945.00		\$945.00				\$83.39		\$83.39	\$8,291.53
Redevelopment	\$9,990.23		\$3,052	\$6,938.23	\$324.91		\$324.91	\$945.00		\$945.00				\$83.39		\$83.39	\$8,291.53
NCRSP	\$9,990.23		\$3,052	\$6,938.23	\$1,056.72	\$405.00	\$651.72	\$2,005.00		\$2,005.00				\$501.83		\$501.83	\$10,096.78
NERSP	\$9,990.23		\$3,052	\$6,938.23	\$324.91		\$324.91	\$945.00		\$945.00				\$83.39		\$83.39	\$8,291.53
N. Industrial	\$9,272.19			\$9,272.19	\$432.77		\$432.77	\$2,005.00		\$2,005.00				\$501.83		\$501.83	\$12,211.79
NRSP (Ph 1)	\$9,990.23		\$3,052	\$6,938.23	\$432.77		\$432.77	\$2,005.00		\$2,005.00				\$501.83		\$501.83	\$9,877.83
NRSP (Ph2 N & Ph 2 S. (WCW))	\$1,375.39			\$1,375.39	\$432.77		\$432.77	\$2,005.00		\$2,005.00				\$501.83		\$501.83	\$4,314.99
NRSP (Ph 3, C. Ranch)	\$1,375.39			\$1,375.39	\$432.77		\$432.77	\$2,005.00		\$2,005.00				\$501.83		\$501.83	\$4,314.99
NWRSP	\$9,990.23		\$3,052	\$6,938.23	\$432.77		\$432.77	\$2,005.00		\$2,005.00				\$501.83		\$501.83	\$9,877.83
SERSP	\$9,990.23		\$3,052	\$6,938.23	\$324.91		\$324.91	\$945.00		\$945.00				\$83.39		\$83.39	\$8,291.53
Stoneridge (East)	\$9,990.23		\$3,052	\$6,938.23	\$324.91		\$324.91	\$945.00		\$945.00				\$83.39		\$83.39	\$8,291.53
Stoneridge (West)	\$9,990.23		\$3,052	\$6,938.23	\$324.91		\$324.91	\$945.00		\$945.00				\$83.39		\$83.39	\$8,291.53
WRSP (Fiddymont Ranch)	\$6,383.26			\$6,383.26	\$416.79		\$416.79	\$2,005.00		\$2,005.00				\$1,126.58		\$1,126.58	\$9,931.63
WRSP (Westpark)	\$3,117.16			\$3,117.16	\$416.79		\$416.79	\$2,005.00		\$2,005.00				\$1,126.58		\$1,126.58	\$6,665.53
Sierra Vista/Westbrook	\$5,923.20			\$5,923.20	\$416.79		\$416.79	\$2,005.00		\$2,005.00	\$8,687.00	\$0.00	VARIES	\$1,975.13		\$1,975.13	\$10,320.12
Creekview	\$8,902.21			\$8,902.21	\$416.79		\$416.79	\$2,005.00		\$2,005.00	\$8,687.00	\$0.00	VARIES	\$901.24		\$901.24	\$12,225.24
Amoruso Ranch	\$6,277.56			\$6,277.56	\$416.79		\$416.79	\$2,005.00		\$2,005.00	\$8,687.00	\$0.00	VARIES	\$901.24		\$901.24	\$9,600.59

		Update Effective 07/01/2025
CCI / Inflationary Adj. (May-May)		
Hwy 65, City/County:	0.57%	increase

Update Effective 07/01/2025			
CCI / Inflationary Adj. (Apr-Apr)			
SPRTA & SPRTA Tier II:		1.00105%	increase
credits are not affected			
* SPRTA Tier 2 Fees			
R	Residential	\$ 8,687.00	Per DUE
I	Industrial/Office/Other	\$ 2,370.00	Per DUE
C	Commercial/Retail	\$ 4,708.00	Per DUE
U	University	\$ 1,587.00	Per DUE



Appendix P, CONTINUED

Park Fees									
Specific Plan/Subdivision/Land Use	City Wide	Neighborhood	Citywide In Lieu	Neighborhood In Lieu	Bike Trail	Paseo	Open Space In Lieu	Pooled Unit Park Fee	Community Parks Public Benefit
ARSP—Amoruso Ranch Low Density	\$2,294	\$3,982	\$1,670						
ARSP—Amoruso Ranch Medium Density	\$1,956	\$3,404	\$1,425						
ARSP—Amoruso Ranch High Density	\$1,626	\$2,822	\$1,182						
CVSP - Creekview Low Density	\$3,488	\$3,977			\$1,366				
CVSP - Creekview Medium Density	\$3,488	\$3,400			\$1,366				
CVSP - Creekview High Density	\$3,488	\$2,818			\$1,366				
DTSP - Downtown Low/Medium Density	\$2,356	\$1,551							
DTSP - Downtown High Density	\$1,522	\$1,001							
DWSP - Del Webb	\$1,367								
HRNSP - Highland Reserve	\$2,203	\$2,375						\$876	
HRNSP - Highland Reserve Multi-Family	\$2,203	\$1,585						\$876	
Infill	\$2,897	\$1,551							
Infill Multi-Family	\$2,897	\$1,000							
NCRSP - North Central	\$2,533	\$1,914							
NCRSP - North Central Multi-Family	\$2,533	\$1,229							
NERSP - Northeast	\$2,203	\$1,687							
NERSP - Northeast Multi-Family	\$2,203	\$1,128							
NIPA - Fiddymment 44	\$2,203	\$2,562	\$2,685	\$2,685					
NIPA - Fiddymment 44 Multi-Family	\$2,203	\$1,000	\$2,685	\$2,685					
NIPA - Longmeadow	\$2,203	\$1,690							
NIPA - Longmeadow Multi-Family	\$2,203	\$1,000							
NIPA - Woodcreek East	\$1,087	\$3,163			\$456				
NIPA - Woodcreek East Multi-Family	\$1,087	\$1,000			\$456				
NIPA - Campus Oaks Low/Medium Density		\$5,066							
NIPA - Campus Oaks High Density - Townhome		\$5,066							
NIPA - Campus Oaks High Density		\$3,343							
NRSP - Phase I	\$966	\$3,142			\$389				
NRSP - Phase I Age Restricted	\$966	\$1,787			\$221				
NRSP - Phase I Multi-Family	\$966	\$2,096			\$259				
NRSP - Phase II North	\$666				\$346				

Park Fees (Continued)

Specific Plan/Subdivision/Land Use	Citywide	Neighborhood	Citywide In Lieu	Neighborhood In Lieu	Bike Trail	Paseo	Open Space In Lieu	Pool Unit Park Fee	Community Parks Public Benefit
NRSP - Phase II North Age Restricted	\$666				\$198				
NRSP - Phase II North Multi-Family	\$2,203	\$1,882			\$229				
NRSP - Phase II South	\$1,262	\$2,880			\$346				
NRSP - Phase II South Age Restricted	\$1,262	\$901			\$198				
NRSP - Phase II South Multi-Family	\$1,262	\$1,630			\$229				
NWRSP - Northwest	\$2,203	\$1,247							
NWRSP - Northwest Multi-Family	\$2,203	\$840							
NWRSP - Breton Village	\$2,203	\$1,247	\$1,325	\$1,324			\$200		
SERSP - Southeast	\$2,203	\$2,215							
SERSP- Southeast Multi-Family	\$2,203	\$1,532							
SRSP SRE - Stoneridge East	\$2,203	\$2,306			\$256				
SRSP SRE - Stoneridge East Multi-Family	\$2,203	\$1,532			\$170				
SRSP SRW - Stoneridge West	\$2,203	\$4,164			\$463				
SRSP SRW - Stoneridge West Multi-Family	\$2,203	\$2,777			\$309				
WRSP - Fiddymment	\$3,115	\$3,857			\$991				
WRSP - Fiddymment Multi-Family	\$3,115	\$2,734			\$706				
WRSP - Westpark	\$3,179	\$3,857			\$991	\$1,195			
WRSP - Westpark Age Restricted	\$3,179	\$2,734			\$706	\$846			
WRSP - Westpark Multi-Family	\$3,179	\$2,734			\$706	\$846			
SVSP - Sierra Vista Low Density	\$2,889	\$4,395			\$1,011				
SVSP - Sierra Vista Medium Density	\$2,500	\$3,755			\$865				
SVSP - Sierra Vista High Density/Mixed Use	\$2,109	\$3,114			\$718				
SVSP - Westbrook Low Density	\$2,541	\$2,803	\$1,829		\$86		\$196		
SVSP - Westbrook - WB1A Subdivision Low Density Age Restricted	\$1,470	\$1,795	\$1,151		\$69		\$91		
SVSP - Westbrook Medium Density	\$2,201	\$2,394	\$1,562		\$73		\$166		
SVSP - Westbrook - WB-42B - Medium Density				\$4,561					\$5,029
SVSP - Westbrook High Density/Mixed Use	\$1,862	\$1,986	\$1,295		\$59		\$138		
SVSP - Westbrook - WB1A Subdivision High Density Age Restricted	\$1,613	\$1,986							

Roseville Electric Commercial Backbone Fee Rates

Three Phase, 277/480v, Backbone Fees

Backbone per kVa: \$ 99.26
L-L Voltage: 480

Typical Panel Size	Backbone Charge
200	\$ 13,203.71
400	\$ 26,407.43
600	\$ 39,611.14
800	\$ 52,814.86
1000	\$ 66,018.57
1200	\$ 79,222.29
1600	\$ 105,629.71
2000	\$ 132,037.14
2500	\$ 165,046.43
3000	\$ 198,055.71
4000	\$ 264,074.29

Three Phase, 120/208v, Backbone Fees

Backbone per kVa: \$ 99.26
L-L Voltage: 208

Typical Panel Size	Backbone Charge
200	\$ 5,721.61
400	\$ 11,443.22
600	\$ 17,164.83
800	\$ 22,886.44
1000	\$ 28,608.05
1200	\$ 34,329.66
1600	\$ 45,772.88
2000	\$ 57,216.10
2500	\$ 71,520.12
3000	\$ 85,824.14
4000	\$ 114,432.19

Three Phase, 120/240v, Backbone Fees

Backbone per kVa: \$ 99.26
L-L Voltage: 240

Typical Panel Size	Backbone Charge
200	\$ 6,601.86
400	\$ 13,203.71
600	\$ 19,805.57
800	\$ 26,407.43
1000	\$ 33,009.29
1200	\$ 39,611.14
1600	\$ 52,814.86
2000	\$ 66,018.57

Single Phase, 120/240v, Backbone Fees

Backbone per kVa: \$ 99.26
L-L Voltage: 240

Typical Panel Size	Backbone Charge
200	\$ 3,811.58
400	\$ 7,623.17
600	\$ 11,434.75

Single Phase, 120/208v, Backbone Fees

Backbone per kVa: \$ 99.26
L-L Voltage: 208

Typical Panel Size	Backbone Charge
200	\$ 3,303.37
400	\$ 6,606.75
600	\$ 9,910.12

Three Phase, 12,000v, Backbone Fees

Backbone per kVa: \$ 99.26
L-L Voltage: 12,000

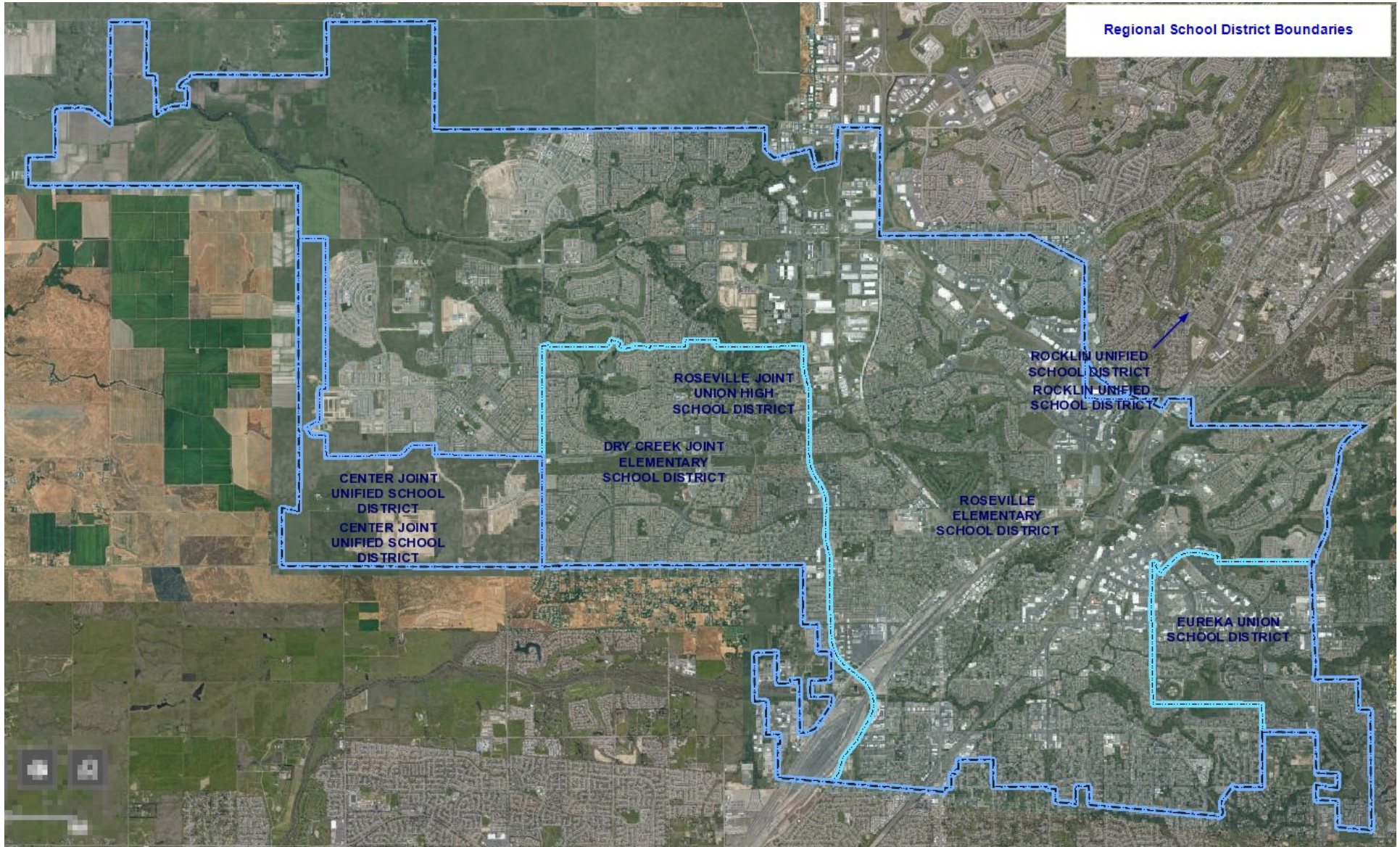
Typical Panel Size	Backbone Charge
200	\$ 330,092.86
400	\$ 660,185.71
600	\$ 990,278.57

Fire & Life Safety Fee Schedule

Appendix R

Application Type	Fee
Permits to Operate	
Amusement Building	\$ 399.00
Carnivals and Fairs	\$ 399.00
Cumbustible Dust Operations	\$ 399.00
Covered Mall Buildings	\$ 399.00
Energy Storage System	\$ 399.00
Exhibits and Trade Shows	\$ 399.00
Explosives or Blasting Agents	\$ 995.00
Lithium Batteries	\$ 399.00
Mobile Fueling	\$ 399.00
Recreational or Bon Fire	\$ 203.00
Theatrical Fire Performance	\$ 399.00
High Pile Storage	\$ 399.00
Hot Work Operations	\$ 399.00
Industrial Ovens	\$ 399.00
Lumber Yards	\$ 399.00
Misc. Combustible Storage	\$ 399.00
Places of Assembly	
a) Less than 300 occupant load	\$ 399.00
b) 300 -999 occupant load	\$ 598.00
c) 1,000 or more occupant load	\$ 795.00
Commercial Day Care Facility	
a) 7-49 persons	\$ 399.00
b) 50-149 persons	\$ 598.00
c) 150 or more persons	\$ 795.00
Institutional	
a) Less than 6 patients	\$ 399.00
b) 6 or more patients	\$ 598.00
c) Detention facilities	\$ 795.00
Apartments/Hotels/Motels	
a) 3-16 units	\$ 303.00
b) 17-32 units	\$ 399.00
c) 33 or more units	\$ 598.00
Large Family Day Care	
a) Pre-inspection (at hourly rate)	\$ 203.00

Application Type	Fee
850 Inspections	
a) 850 Inspection (at hourly rate)	\$ 203.00
Residential Care Facilities	
a) 7 or more residents	\$ 598.00
b) Pre-inspection (at hourly rate)	\$ 203.00
Temporary Membrane Structures (Tents/Canopies)	
a) 401 - 1,499 SF	\$ 303.00
b) 1,500 - 2,999 SF	\$ 399.00
c) 3,000 - 5,999 SF	\$ 598.00
d) 6,000 or more SF	\$ 795.00
Plan Review	
Fire Alarm System	
a) New Installation	\$ 1,786.00
b) New Installation with Two-Way Communication	\$ 1,786.00
c) Tenant Improvement	\$ 795.00
d) Tenant Improvement: One Notification Device Only	\$ 203.00
e) New Construction Large Project > 50 Notification Devices	\$ 4,747.00
f) New Construction High Rise	\$ 7,118.00
g) Kitchen Hood Suppression—Monitoring Tie-In Only	\$ 203.00
Fire Sprinkler System - New Installation	
a) 1 - 99 heads	\$ 2,377.00
b) 100 - 199 heads	\$ 2,967.00
c) 200 or more heads	\$ 3,958.00
Fire Sprinkler System - Tenant Improvement	
a) < 5 Sprinkler Heads Only	\$ 203.00
b) 6 -50 heads	\$ 795.00
c) 51 or more heads	\$ 1,587.00
Fire Stand Pipe System	\$ 1,587.00
Fire Pump System	\$ 2,967.00
Kitchen Hood Suppression System	
a) New System	\$ 1,386.00
b) Tenant Improvement	\$ 401.00
Special Suppression System (Clean agent, Co2, etc.)	\$ 1,982.00
Compressed Gas System	
a) Hazardous Material	\$ 795.00
b) Medical Gas	\$ 795.00
Smoke Management Systems	\$ 4,747.00
Spray Booths (Includes fire protection system)	\$ 1,587.00
Radio Amplification System	\$ 4,747.00



Roseville City School District
 400 Derek Pl S-G
 Roseville, CA 95678
 916-782-5289

Dry Creek Joint Elementary School District
 9707 Cook Riolo Rd
 Roseville, CA 95747
 916-770-8800

Eureka Union School District
 5455 Eureka Rd
 Granite Bay, CA 95746
 916-791-4939

Roseville Joint Union High School District
 2 Tiger Wy #2
 Roseville, CA 95678
 916-782-4707

Center Unified School District
 8408 Watt Av
 Antelope, CA 95843
 916-338-6309