

CITY OF WEST SACRAMENTO

BOOK OF FEES

Description	Authority	Effective Date
DRAINAGE IMPACT FEES – SOUTHPORT	Resolution 08-89 Inflationary Adjustment	Jan. 1, 2009 Jan. 1, 2024

Drainage Impact Fees are supported by a study entitled *Southport Drainage Impact Fees* by Borcalli and Associates dated July 2, 1996. Fees in this study were updated by a Borcalli and Associates report dated May 11, 2001, entitled *Southport Drainage Master Plan* and again by a Wood Rodgers technical analysis titled *Southport Drainage Subbasin MC11, Analysis for Combining Drainage with Subbasin MC10*, dated April 15, 2004. Fees in this study, reflecting Engineering News-Record’s Construction Cost Index of 6404, have been adjusted to reflect the July 2023 index of 13425.

For residential developments, the fee for a single parcel as listed below shall be multiplied by the following ratio: 1 ÷ the maximum number of lots allowed under the given land use category.

Fee Schedule

A. DRAINAGE IMPACT FEES

<u>Land Use Category</u>	Impact Fee, \$/Gross Acre Sub-area					
	<u>MC10/ MC11</u>	<u>MC20</u>	<u>MC30¹</u>	<u>MC60</u>	<u>MC70</u>	<u>MC71</u>
Low Density Residential (LR)	\$40,111	-	-	\$33,349	-	\$41,921
Medium Density Residential (MR)	\$50,359	-	\$16,014	\$37,210	-	-
High Density Residential (HR)	\$69,784	-	\$22,345	\$50,096	-	-
Neighborhood Commercial (NC)	\$78,302	\$62,343	-	\$58,419	-	-
Community Commercial (CC)	-	-	\$22,345	-	\$22,345	-
Water Related Commercial (WRC)	-	-	-	-	-	-
General Commercial (GC)	\$65,064	-	-	-	-	-
Business Park (BP)	-	\$62,343	-	\$58,461	-	-
Mixed Use (MU)	\$65,196	-	-	\$45,516	-	-
Riverfront Mixed Use (RMU)	\$65,196	\$52,819	-	-	-	-
Light Industrial (LI)	-	\$60,440	-	\$55,886	-	-
Heavy Industrial (HI)	-	-	-	\$55,880	-	-
Water Related Industrial (WRI)	\$75,681	\$60,440	-	-	-	-
Public/Quasi-Public, PQP	\$57,728	-	-	-	-	-

¹The total drainage fee for Subbasin MC 30 does not reflect the subbasin-specific drainage facilities portion of the fee.

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Fee Schedule

A. (continued)

<u>Land Use Category</u>	Impact Fee, \$/Gross Acre Sub-area	
	<u>MC 80</u>	<u>NC10</u>
Low Density Residential (LR)	\$37,460	\$38,361
Medium Density Residential (MR)	\$47,495	\$48,516
High Density Residential (HR)	\$66,169	\$67,592
Neighborhood Commercial (NC)	\$74,194	\$75,877
Community Commercial (CC)	-	-
Water Related Commercial (WRC)	-	-
General Commercial (GC)	-	-
Business Park (BP)	-	-
Mixed Use (MU)	-	-
Riverfront Mixed Use (RMU)	-	-
Light Industrial (LI)	-	-
Heavy Industrial (HI)	-	-
Water Related Industrial (WRI)	-	-
Public/Quasi-Public, PQP	\$51,815	-

<u>Land Use Category</u>	Impact Fee, \$/Gross Acre Sub-area		
	<u>NC20</u>	<u>NC23</u>	<u>SC10</u>
Low Density Residential, LR	\$40,405	-	\$35,344
Medium Density Residential, MR	\$50,832	-	\$45,097
High Density Residential, HR	-	-	\$62,834
High Rise Residential, HRR	-	-	-
Neighborhood Commercial, NC	-	\$22,345	\$70,246
Community Commercial, CC	-	-	-
Water Related Commercial, WRC	-	-	-
General Commercial, GC	-	-	-
Business Park, BP	-	-	-
Mixed Use, MU	-	-	-
Riverfront Mixed Use, RMU	-	-	-
Light Industrial, LI	-	-	-
Heavy Industrial, HI	-	-	-
Water Related Industrial, WRI	-	-	-
Public/Quasi-Public, PQP	-	-	\$49,090

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B. CREDITS

Credits against fees for the following components of drainage facilities are provided for past performance (cash payments, land dedications, constructed improvements, etc.) in accordance with the Southport Drainage Master Plan, dated May 11, 2001, Appendix C, Tables C-12 through C-45, as amended by ENRCCI:

- Sub-basin Specific Drainage Facilities
- Common Drainage Facilities
- Exempt Land Cost

C. GREEN BUILDING DRAINAGE FEE ADJUSTMENT (SOUTHPORT)

Project applicants that demonstrate green building techniques in excess of minimum building code requirements may be eligible for adjustment to the Southport drainage impact fees. The adjustment would be proportionate to the reduction in impact to the drainage system funded through the fee program. An estimate of the reduction in drainage system impact and fee amount is required by the applicant, along with substantiating evidence. The City Manager, or his/her designee, must concur with the applicant's findings prior to granting a storm drain fee adjustment.

HISTORY:

AUTHORITY	DATE	ACTION
Res. 03-125	12/23/03	Update fees
Res. 08-89	12/10/08	Add green building fee adjustment