

**City of Sacramento  
North Natomas Development Impact Fees Schedule  
Effective July 1, 2022**

**BY LAND USE**  
dated 07/28/2022

				<u>Change 07/01/21 - 07/01/22</u>				
Fee Type	Land Use	Pay Class Code	As Of 07/01/21	As Of 07/01/22	\$	%	Adjustment Basis	
<b>Residential:</b>								
			Per Unit	Per Unit				
Public Facilities Fees	<3250	270	\$ 6,322	\$ 7,271	\$ 949	15.01%	Developer Agreement	
Transit Fees	<3250	271	\$ 505	\$ 581	\$ 76	15.05%	ENR CCI	
Land Acquisition	<3250	272	\$ 2,375	\$ 3,259	\$ 884	37.22%	PLAV	
Regional Park Fees	<3250	273	\$ 1,566	\$ 1,644	\$ 78	4.98%	CPI	
			\$ 10,768	\$ 12,755	\$ 1,987	18.45%		
Public Facilities Fees	>5000	270	\$ 8,878	\$ 10,244	\$ 1,366	15.39%	Developer Agreement	
Transit Fees	>5000	271	\$ 606	\$ 698	\$ 92	15.18%	ENR CCI	
Land Acquisition	>5000	272	\$ 3,677	\$ 5,047	\$ 1,370	37.26%	PLAV	
Regional Park Fees	>5000	273	\$ 2,460	\$ 2,583	\$ 123	5.00%	CPI	
			\$ 15,621	\$ 18,572	\$ 2,951	18.89%		
Public Facilities Fees	3250-5000	270	\$ 7,600	\$ 8,758	\$ 1,158	15.24%	Developer Agreement	
Transit Fees	3250-5000	271	\$ 555	\$ 639	\$ 84	15.14%	ENR CCI	
Land Acquisition	3250-5000	272	\$ 3,026	\$ 4,153	\$ 1,127	37.24%	PLAV	
Regional Park Fees	3250-5000	273	\$ 2,013	\$ 2,114	\$ 101	5.02%	CPI	
			\$ 13,194	\$ 15,664	\$ 2,470	18.72%		
Public Facilities Fees	Age-Restricted SF	270	\$ 6,414	\$ 7,374	\$ 960	14.97%	Developer Agreement	
Transit Fees	Age-Restricted SF	271	\$ 397	\$ 457	\$ 60	15.11%	ENR CCI	
Land Acquisition	Age-Restricted SF	272	\$ 4,370	\$ 5,998	\$ 1,628	37.25%	PLAV	
Regional Park Fees	Age-Restricted SF	273	\$ 2,939	\$ 3,085	\$ 146	4.97%	CPI	
			\$ 14,120	\$ 16,914	\$ 2,794	19.79%		

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Fee Type	Land Use	Pay Class Code	As Of 07/01/21	As Of 07/01/22	\$	%	Adjustment Basis
<b>Multi-Family ( &gt;2 attached units ):</b>							
			Per Unit	Per Unit			
Public Facilities Fees	>18 units/acre	270	\$ 4,487	\$ 5,131	\$ 644	14.35%	Developer Agreement
Transit Fees	>18 units/acre	271	\$ 397	\$ 457	\$ 60	15.11%	ENR CCI
Land Acquisition Fees	>18 units/acre	272	\$ 1,087	\$ 1,492	\$ 405	37.26%	PLAV
Regional Park Fees	>18 units/acre	273	\$ 746	\$ 784	\$ 38	5.09%	CPI
			\$ 6,717	\$ 7,864	\$ 1,147	17.08%	
Public Facilities Fees	12-18 units/acre	270	\$ 5,405	\$ 6,201	\$ 796	14.73%	Developer Agreement
Transit Fees	12-18 units/acre	271	\$ 451	\$ 519	\$ 68	15.08%	ENR CCI
Land Acquisition Fees	12-18 units/acre	272	\$ 1,731	\$ 2,376	\$ 645	37.26%	PLAV
Regional Park Fees	12-18 units/acre	273	\$ 1,156	\$ 1,214	\$ 58	5.02%	CPI
			\$ 8,743	\$ 10,310	\$ 1,567	17.92%	
Public Facilities Fees	8-12 units/acre	270	\$ 6,322	\$ 7,271	\$ 949	15.01%	Developer Agreement
Transit Fees	8-12 units/acre	271	\$ 505	\$ 581	\$ 76	15.05%	ENR CCI
Land Acquisition Fees	8-12 units/acre	272	\$ 2,375	\$ 3,259	\$ 884	37.22%	PLAV
Regional Park Fees	8-12 units/acre	273	\$ 1,566	\$ 1,644	\$ 78	4.98%	CPI
			\$ 10,768	\$ 12,755	\$ 1,987	18.45%	
Public Facilities Fees	Age-Restricted Apts	270	\$ 3,051	\$ 3,484	\$ 433	14.19%	Developer Agreement
Transit Fees	Age-Restricted Apts	271	\$ 195	\$ 225	\$ 30	15.38%	ENR CCI
Land Acquisition Fees	Age-Restricted Apts	272	\$ 1,091	\$ 1,498	\$ 407	37.31%	PLAV
Regional Park Fees	Age-Restricted Apts	273	\$ 735	\$ 772	\$ 37	5.03%	CPI
			\$ 5,072	\$ 5,979	\$ 907	17.88%	
Public Facilities Fees	Age-Restricted Congr Care	270	\$ 1,340	\$ 1,559	\$ 219	16.34%	Developer Agreement
Transit Fees	Age-Restricted Congr Care	271	\$ 108	\$ 124	\$ 16	14.81%	ENR CCI
Land Acquisition Fees	Age-Restricted Congr Care	272	\$ 576	\$ 791	\$ 215	37.33%	PLAV

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<b>Fee Type</b>	<b>Land Use</b>	<b>Pay Class Code</b>	<b>As Of 07/01/21</b>	<b>As Of 07/01/22</b>	<b>\$</b>	<b>%</b>	<b>Adjustment Basis</b>
Regional Park Fees	Age-Restricted Congr Care	273	\$ 386	\$ 405	\$ 19	4.92%	CPI
			\$ 2,410	\$ 2,879	\$ 469	19.46%	
<b>Non-Residential:</b>							
			Per Net Acre	Per Net Acre			
Public Facilities Fees	Community Commercial	270	\$ 148,156	\$ 175,007	\$ 26,851	18.12%	Developer Agreement
Transit Fees	Community Commercial	271	\$ 21,470	\$ 24,722	\$ 3,252	15.15%	ENR CCI
Land Acquisition Fees	Community Commercial	272	\$ 24,654	\$ 33,839	\$ 9,185	37.26%	PLAV
Regional Park Fees	Community Commercial	273	\$ 16,579	\$ 17,407	\$ 828	4.99%	CPI
			\$ 210,859	\$ 250,975	\$ 40,116	19.03%	
Public Facilities Fees	Convalescent Care/Nursing	270	\$ 53,028	\$ 62,376	\$ 9,348	17.63%	Developer Agreement
Transit Fees	Convalescent Care/Nursing	271	\$ 4,396	\$ 5,062	\$ 666	15.15%	ENR CCI
Land Acquisition Fees	Convalescent Care/Nursing	272	\$ 24,654	\$ 33,839	\$ 9,185	37.26%	PLAV
Regional Park Fees	Convalescent Care/Nursing	273	\$ 16,579	\$ 17,407	\$ 828	4.99%	CPI
			\$ 98,657	\$ 118,684	\$ 20,027	20.30%	
Public Facilities Fees	Convenience Commercial	270	\$ 256,840	\$ 303,761	\$ 46,921	18.27%	Developer Agreement
Transit Fees	Convenience Commercial	271	\$ 41,675	\$ 47,987	\$ 6,312	15.15%	ENR CCI
Land Acquisition Fees	Convenience Commercial	272	\$ 24,654	\$ 33,839	\$ 9,185	37.26%	PLAV
Regional Park Fees	Convenience Commercial	273	\$ 16,579	\$ 17,407	\$ 828	4.99%	CPI
			\$ 339,748	\$ 402,994	\$ 63,246	18.62%	
Public Facilities Fees	EC Commercial	270	\$ 148,156	\$ 175,007	\$ 26,851	18.12%	Developer Agreement
Transit Fees	EC Commercial	271	\$ 21,470	\$ 24,722	\$ 3,252	15.15%	ENR CCI
Land Acquisition Fees	EC Commercial	272	\$ 24,654	\$ 33,839	\$ 9,185	37.26%	PLAV
Regional Park Fees	EC Commercial	273	\$ 16,579	\$ 17,407	\$ 828	4.99%	CPI
			\$ 210,859	\$ 250,975	\$ 40,116	19.03%	

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<b>Fee Type</b>	<b>Land Use</b>	<b>Pay Class Code</b>	<b>As Of 07/01/21</b>	<b>As Of 07/01/22</b>	<b>\$</b>	<b>%</b>	<b>Adjustment Basis</b>
Public Facilities Fees	Highway Commercial	270	\$ 150,438	\$ 177,993	\$ 27,555	18.32%	Developer Agreement
Transit Fees	Highway Commercial	271	\$ 22,099	\$ 25,446	\$ 3,347	15.15%	ENR CCI
Land Acquisition Fees	Highway Commercial	272	\$ 24,654	\$ 33,839	\$ 9,185	37.26%	PLAV
Regional Park Fees	Highway Commercial	273	\$ 16,579	\$ 17,407	\$ 828	4.99%	CPI
			\$ 213,770	\$ 254,685	\$ 40,915	19.14%	
Public Facilities Fees	Light Industrial w/ <20% Office	270	\$ 42,414	\$ 48,676	\$ 6,262	14.76%	Developer Agreement
Transit Fees	Light Industrial w/ <20% Office	271	\$ 3,789	\$ 4,362	\$ 573	15.12%	ENR CCI
Land Acquisition Fees	Light Industrial w/ <20% Office	272	\$ 24,654	\$ 33,839	\$ 9,185	37.26%	PLAV
Regional Park Fees	Light Industrial w/ <20% Office	273	\$ 16,579	\$ 17,407	\$ 828	4.99%	CPI
			\$ 87,436	\$ 104,284	\$ 16,848	19.27%	
Public Facilities Fees	Light Industrial w/ 20%-50% Office	270	\$ 52,946	\$ 61,427	\$ 8,481	16.02%	Developer Agreement
Transit Fees	Light Industrial w/ 20%-50% Office	271	\$ 5,115	\$ 5,889	\$ 774	15.13%	ENR CCI
Land Acquisition Fees	Light Industrial w/ 20%-50% Office	272	\$ 24,654	\$ 33,839	\$ 9,185	37.26%	PLAV
Regional Park Fees	Light Industrial w/ 20%-50% Office	273	\$ 16,579	\$ 17,407	\$ 828	4.99%	CPI
			\$ 99,294	\$ 118,562	\$ 19,268	19.40%	
Public Facilities Fees	Office EC 30	270	\$ 77,521	\$ 91,181	\$ 13,660	17.62%	Developer Agreement
Transit Fees	Office EC 30	271	\$ 8,209	\$ 9,452	\$ 1,243	15.14%	ENR CCI
Land Acquisition Fees	Office EC 30	272	\$ 24,654	\$ 33,839	\$ 9,185	37.26%	PLAV
Regional Park Fees	Office EC 30	273	\$ 16,579	\$ 17,407	\$ 828	4.99%	CPI
			\$ 126,963	\$ 151,879	\$ 24,916	19.62%	
Public Facilities Fees	Office EC 40	270	\$ 97,425	\$ 114,287	\$ 16,862	17.31%	Developer Agreement
Transit Fees	Office EC 40	271	\$ 11,366	\$ 13,087	\$ 1,721	15.14%	ENR CCI
Land Acquisition Fees	Office EC 40	272	\$ 24,654	\$ 33,839	\$ 9,185	37.26%	PLAV
Regional Park Fees	Office EC 40	273	\$ 16,579	\$ 17,407	\$ 828	4.99%	CPI

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		Pay Class		Change 07/01/21 - 07/01/22				
Fee Type	Land Use	Code	As Of 07/01/21	As Of 07/01/22	\$	%	Adjustment Basis	
			\$ 150,024	\$ 178,620	\$ 28,596	19.06%		
Public Facilities Fees	Office EC 65	270	\$ 144,160	\$ 167,941	\$ 23,781	16.50%	Developer Agreement	
Transit Fees	Office EC 65	271	\$ 18,311	\$ 21,084	\$ 2,773	15.14%	ENR CCI	
Land Acquisition Fees	Office EC 65	272	\$ 24,654	\$ 33,839	\$ 9,185	37.26%	PLAV	
Regional Park Fees	Office EC 65	273	\$ 16,579	\$ 17,407	\$ 828	4.99%	CPI	
			\$ 203,704	\$ 240,271	\$ 36,567	17.95%		
Public Facilities Fees	Office EC 80	270	\$ 169,399	\$ 197,009	\$ 27,610	16.30%	Developer Agreement	
Transit Fees	Office EC 80	271	\$ 22,099	\$ 25,446	\$ 3,347	15.15%	ENR CCI	
Land Acquisition Fees	Office EC 80	272	\$ 24,654	\$ 33,839	\$ 9,185	37.26%	PLAV	
Regional Park Fees	Office EC 80	273	\$ 16,579	\$ 17,407	\$ 828	4.99%	CPI	
			\$ 232,731	\$ 273,701	\$ 40,970	17.60%		
Public Facilities Fees	Office/Hospital EC 50	270	\$ 112,978	\$ 132,480	\$ 19,502	17.26%	Developer Agreement	
Transit Fees	Office/Hospital EC 50	271	\$ 13,890	\$ 15,994	\$ 2,104	15.15%	ENR CCI	
Land Acquisition Fees	Office/Hospital EC 50	272	\$ 24,654	\$ 33,839	\$ 9,185	37.26%	PLAV	
Regional Park Fees	Office/Hospital EC 50	273	\$ 16,579	\$ 17,407	\$ 828	4.99%	CPI	
			\$ 168,101	\$ 199,720	\$ 31,619	18.81%		
Public Facilities Fees	Regional Commercial	270	\$ 134,252	\$ 158,616	\$ 24,364	18.15%	Developer Agreement	
Transit Fees	Regional Commercial	271	\$ 18,942	\$ 21,811	\$ 2,869	15.15%	ENR CCI	
Land Acquisition Fees	Regional Commercial	272	\$ 24,654	\$ 33,839	\$ 9,185	37.26%	PLAV	
Regional Park Fees	Regional Commercial	273	\$ 16,579	\$ 17,407	\$ 828	4.99%	CPI	
			\$ 194,427	\$ 231,673	\$ 37,246	19.16%		
Public Facilities Fees	Transit Commercial	270	\$ 206,849	\$ 244,296	\$ 37,447	18.10%	Developer Agreement	
Transit Fees	Transit Commercial	271	\$ 32,201	\$ 37,078	\$ 4,877	15.15%	ENR CCI	
Land Acquisition Fees	Transit Commercial	272	\$ 24,654	\$ 33,839	\$ 9,185	37.26%	PLAV	

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Fee Type	Land Use	Pay Class Code	As Of 07/01/21	As Of 07/01/22	\$	%	Adjustment Basis	
Regional Park Fees	Transit Commercial	273	\$ 16,579	\$ 17,407	\$ 828	4.99%	CPI	
			\$ 280,283	\$ 332,620	\$ 52,337	18.67%		
Public Facilities Fees	Village Commercial	270	\$ 205,895	\$ 243,407	\$ 37,512	18.22%	Developer Agreement	
Transit Fees	Village Commercial	271	\$ 32,201	\$ 37,078	\$ 4,877	15.15%	ENR CCI	
Land Acquisition Fees	Village Commercial	272	\$ 24,654	\$ 33,839	\$ 9,185	37.26%	PLAV	
Regional Park Fees	Village Commercial	273	\$ 16,579	\$ 17,407	\$ 828	4.99%	CPI	
			\$ 279,329	\$ 331,731	\$ 52,402	18.76%		
<b>Stadium:</b>			Per Net Acre	Per Net Acre				
Public Facilities Fees	Stadium	270	\$ 142,177	\$ 168,569	\$ 26,392	18.56%	Developer Agreement	
Transit Fees	Stadium	271	\$ 21,302	\$ 24,528	\$ 3,226	15.14%	ENR CCI	
Land Acquisition Fees	Stadium	272	\$ 15,068	\$ 20,681	\$ 5,613	37.25%	PLAV	
Regional Park Fee	Stadium	273	\$ 16,579	\$ 17,407	\$ 828	4.99%	CPI	
			\$ 195,126	\$ 231,185	\$ 36,059	18.48%		

**end of schedule**