

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

BY LAND USE
dated 06/22/22

Change 07/01/21 - 07/01/22

Fee Type	Land Use	Pay Class Code	As Of 07/01/21	As Of 07/01/22	\$	%	Adjustment Basis
Residential:							
			Per Unit	Per Unit			
Public Facilities Fees	<3250	270	\$ 6,322	\$ 7,410	\$ 1,088	17.21%	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	\$ 12,894	\$ 2,126	19.74%	
Public Facilities Fees	>5000	270	\$ 8,878	\$ 10,437	\$ 1,559	17.56%	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	\$ 18,765	\$ 3,144	20.13%	
Public Facilities Fees	3250-5000	270	\$ 7,600	\$ 8,924	\$ 1,324	17.42%	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	\$ 15,830	\$ 2,636	19.98%	
Public Facilities Fees	Age-Restricted SF	270	\$ 6,414	\$ 7,509	\$ 1,095	17.07%	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	\$ 17,049	\$ 2,929	20.74%	

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Multi-Family (>2 attached units):							
			Per Unit	Per Unit			
Public Facilities Fees	>18 units/acre	270	\$ 4,487	\$ 5,227	\$ 740	16.49%	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	\$ 7,960	\$ 1,243	18.51%	
Public Facilities Fees	12-18 units/acre	270	\$ 5,405	\$ 6,319	\$ 914	16.91%	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	\$ 10,428	\$ 1,685	19.27%	
Public Facilities Fees	8-12 units/acre	270	\$ 6,322	\$ 7,410	\$ 1,088	17.21%	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	\$ 12,894	\$ 2,126	19.74%	
Public Facilities Fees	Age-Restricted Apts	270	\$ 3,051	\$ 3,546	\$ 495	16.22%	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	\$ 6,041	\$ 969	19.10%	
Public Facilities Fees	Age-Restricted Congr Care	270	\$ 1,340	\$ 1,591	\$ 251	18.73%	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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Fee Type	Land Use	Pay Class Code	As Of		\$	%	Adjustment Basis
			07/01/21	07/01/22			
Regional Park Fees	Age-Restricted Congr Care	273	\$ 386	\$ 405	\$ 19	4.92%	CPI
			\$ 2,410	\$ 2,911	\$ 501	20.79%	
Non-Residential:							
			Per Net Acre	Per Net Acre			
Public Facilities Fees	Community Commercial	270	\$ 148,156	\$ 179,065	\$ 30,909	20.86%	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	\$ 255,033	\$ 44,174	20.95%	
Public Facilities Fees	Convalescent Care/Nursing	270	\$ 53,028	\$ 63,705	\$ 10,677	20.13%	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	\$ 120,013	\$ 21,356	21.65%	
Public Facilities Fees	Convenience Commercial	270	\$ 256,840	\$ 311,029	\$ 54,189	21.10%	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	\$ 410,262	\$ 70,514	20.75%	
Public Facilities Fees	EC Commercial	270	\$ 148,156	\$ 179,065	\$ 30,909	20.86%	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	\$ 255,033	\$ 44,174	20.95%	

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Change 07/01/21 - 07/01/22

Fee Type	Land Use	Pay Class Code	As Of 07/01/21	As Of 07/01/22	\$	%	Adjustment Basis
Public Facilities Fees	Highway Commercial	270	\$ 150,438	\$ 182,147	\$ 31,709	21.08%	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	\$ 258,839	\$ 45,069	21.08%	
Public Facilities Fees	Light Industrial w/ <20% Office	270	\$ 42,414	\$ 49,626	\$ 7,212	17.00%	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	\$ 105,234	\$ 17,798	20.36%	
Public Facilities Fees	Light Industrial w/ 20%-50% Office	270	\$ 52,946	\$ 62,679	\$ 9,733	18.38%	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	\$ 119,814	\$ 20,520	20.67%	
Public Facilities Fees	Office EC 30	270	\$ 77,521	\$ 93,136	\$ 15,615	20.14%	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	\$ 153,834	\$ 26,871	21.16%	
Public Facilities Fees	Office EC 40	270	\$ 97,425	\$ 116,757	\$ 19,332	19.84%	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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Fee Type	Land Use	Code	As Of 07/01/21	As Of 07/01/22	\$	%	Adjustment Basis	
			\$ 150,024	\$ 181,090	\$ 31,066	20.71%		
Public Facilities Fees	Office EC 65	270	\$ 144,160	\$ 171,558	\$ 27,398	19.01%	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	\$ 243,888	\$ 40,184	19.73%		
Public Facilities Fees	Office EC 80	270	\$ 169,399	\$ 201,249	\$ 31,850	18.80%	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	\$ 277,941	\$ 45,210	19.43%		
Public Facilities Fees	Office/Hospital EC 50	270	\$ 112,978	\$ 135,361	\$ 22,383	19.81%	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	\$ 202,601	\$ 34,500	20.52%		
Public Facilities Fees	Regional Commercial	270	\$ 134,252	\$ 162,272	\$ 28,020	20.87%	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	\$ 235,329	\$ 40,902	21.04%		
Public Facilities Fees	Transit Commercial	270	\$ 206,849	\$ 250,064	\$ 43,215	20.89%	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	\$ 338,388	\$ 58,105	20.73%	
Public Facilities Fees	Village Commercial	270	\$ 205,895	\$ 249,171	\$ 43,276	21.02%	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	\$ 337,495	\$ 58,166	20.82%	

Stadium:

			Per Net Acre	Per Net Acre			
Public Facilities Fees	Stadium	270	\$ 142,177	\$ 172,576	\$ 30,399	21.38%	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	\$ 235,192	\$ 40,066	20.53%	

end of schedule