



## DEVELOPMENT FEES

### 1. Capital Improvement Fund:

#### a. Park Capital Improvement Fund Fees

Subdivisions under 50 parcels, apartments, condominiums, fourplexes, triplexes, duplexes, single-family residences:

1) Single Family Residences . . . . .	\$ 1,600.00 per unit
2) Duplexes . . . . .	\$ 1,500.00 per unit
3) Triplexes . . . . .	\$ 1,500.00 per unit
4) Fourplexes . . . . .	\$ 1,450.00 per unit
5) Apartments . . . . .	\$ 1,400.00 per unit

Subdivisions over 50 parcels:

Dedicate land or pay an in lieu fee equal to the fair market value of the land that would have otherwise been dedicated. The formula for determining the amount of land to be dedicated is as follows:

Average number of persons per unit x number of units proposed divided by park acreage standard. (Established ratio of five park acres to one thousand populations.)

Commercial and Industrial developments:

All commercial and industrial developments shall pay the following fees to the City of Lake Elsinore for the purpose of establishing, improving and maintaining park land within the City:

Commercial . . . . .	\$.10 per sq. ft.*
Industrial . . . . .	\$.10 per sq. ft.*

\*All fees are based on square footage of enclosed space as determined by the City of Lake Elsinore's Building & Safety Division.

## PARKLAND DEDICATION FORMULA TABLE

Types of dwellings	Density/DU
Single-family	3.6
Duplex, Medium-low	3.1
Apartments/Condos	1.8

b. Storm Drain Capitol Improvement Fund Fee based on location as shown on the City of Lake Elsinore's Drainage Facilities Plan Map.

c. Traffic Impact Fee:

Single Family Residential . . . . .	\$ 1,369.00 per unit
Multi Family Residential . . . . .	\$ 959.00 per unit
Commercial Building . . . . .	\$ 3.84 per sq. ft. of building
Office Building . . . . .	\$ 1.45 per sq. ft. of building
Industrial Building . . . . .	\$ 0.81 per sq. ft. of building

d. Transportation Uniform Mitigation Fee:

Single Family Residential . . . . .	\$ 8,873.00
*Multi Family Residential . . . . .	\$ 6,231.00

\*Greater than eight (8) dwelling units per acre.

Commercial/Industrial

Industrial Use . . . . .	\$ 1.73 per square foot
Retail Commercial Use . . . . .	\$ 10.49 per square foot
Service Commercial Use . . . . .	\$ 4.19 per square foot
Class A and B Office . . . . .	\$ 2.19 per square foot

e. Library Capitol Improvement Fund Fee:

All residential properties . . . . .	\$ 150.00 per dwelling unit
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f. Development Impact Fee:

	<u>Per Dwelling Unit</u>		
	SFDU	MF 2-4	MF 5+
City Hall & Public Works Facilities . . . . .	\$ 809.00	\$ 696.00	\$ 404.00
Community Center Facilities . . . . .	\$ 545.00	\$ 469.00	\$ 272.00
Marina Facilities . . . . .	\$ 779.00	\$ 671.00	\$ 389.00
Animal Shelter Facility . . . . .	<u>\$ 348.00</u>	<u>\$ 299.00</u>	<u>\$ 174.00</u>
Total Public Building Impact Fee . . .	\$ 2,481.00	\$ 2,135.00	\$ 1,239.00

	<u>Per 1000 Square Feet</u>		
	Office	Retail	Industrial
City Hall & Public Works Facilities . . . . .	\$ 180.00	\$ 108.00	\$ 36.00

g.

Fire Facility:

	<u>Per Dwelling Unit</u>		<u>Per 1000 Square Feet</u>		
	SFDU	MF	Office	Retail	Industrial
	\$ 751.00	\$ 612.00	\$ 337.00	\$ 489.00	\$ 159.00

h.

Affordable Housing in Lieu Fee:

All residential properties - \$2.00 per square foot of habitable space.