

THE BOARD OF SUPERVISORS OF THE COUNTY OF STANISLAUS  
ACTION AGENDA SUMMARY

DEPT: Auditor-Controller *AK*

BOARD AGENDA # \*B-3

Urgent  Routine

AGENDA DATE December 16, 2014

CEO Concurs with Recommendation YES  NO   
(Information Attached)

4/5 Vote Required YES  NO

SUBJECT:

Approval of the Public Facilities Fees Annual Financial Report for Fiscal Year Ending June 30, 2014

STAFF RECOMMENDATIONS:

Approve the Public Facilities Fees Annual Financial Report for Fiscal Year ending June 30, 2014.

FISCAL IMPACT:

Public Facilities Fees are an important component of funding growth-related capital improvements within the County. More than \$2,500,000 in fees was collected in Fiscal Year 2013-2014 for this purpose. An administrative charge of one percent is calculated as part of the fee and is available to offset the costs of administering the program. This administrative fee was reduced from two and one-half percent by the Board of Supervisors on July 20, 2011. The net County administrative fee collection for Fiscal Year 2013-2014 was \$27,441.16.

(continued on Page 2)

BOARD ACTION AS FOLLOWS:

**No. 2014-629**

On motion of Supervisor Withrow, Seconded by Supervisor Monteith  
and approved by the following vote,

Ayes: Supervisors: O'Brien, Chiesa, Withrow, Monteith, and Chairman De Martini

Noes: Supervisors: None

Excused or Absent: Supervisors: None

Abstaining: Supervisor: None

1) X Approved as recommended

2) \_\_\_\_\_ Denied

3) \_\_\_\_\_ Approved as amended

4) \_\_\_\_\_ Other:

MOTION:

*Christine Ferraro*

ATTEST: CHRISTINE FERRARO TALLMAN, Clerk

File No. M-64-J-8

**FISCAL IMPACT (continued):**

Funds were set aside, in accordance with Board Resolution 93-758, to reimburse County Departments for costs associated with administering the public facility fee program. These funds were sufficient to cover all administrative costs for the 2013-2014 fiscal year.

Funds for administering the public facility fee program during the 2013-2014 fiscal year are recorded as shown on Schedule II.

**DISCUSSION:**

On December 19, 1989, the Board of Supervisors adopted Resolution No. 89-1724, which established a public facilities fee for development in Stanislaus County. These rates became effective December 30, 1989. An increase to the fee was approved February 4, 2003 by Board Resolution 03-140, and became effective April 1, 2003. On December 14, 2004, the Board of Supervisors approved a fee adjustment to reflect inflationary impacts. This new fee became effective February 14, 2005.

On July 20, 2010 the Board of Supervisors adopted the 2010 County Public Facilities Fee (PFF) program update. This was a comprehensive review of the County's fee program which included multiple workshops and community stakeholder outreach sessions. The Building Industry Association (BIA), the Manufacturing Council, Stanislaus County, City Managers and staff, the Modesto Chamber of Commerce (Land use Sub-Committee), multiple local and regional developers participated in the workshops and sessions. This new fee became effective September 20, 2010.

This fee is collected on building permits for new development in the county and is expended only for purposes specifically identified in the Stanislaus County Public Facilities Fee (PFF) program plan. The Board of Supervisors authorizes the use of these fees once a clear need is established. Funds which have accumulated for a period of five years or longer must be identified to a specific purpose. See attached Schedule IV for a brief description of 2013-2014 accumulated funds, including how and when they will be spent.

Below is a brief explanation of each attached Exhibit or Schedule:

- ◆ Exhibit A - The required annual review format of public facility fee accounts as prescribed by Government Code Section 66006.
- ◆ Exhibit B - The project contact person assigned to each PFF fund.
- ◆ Schedule I, Ia and Ib, Table 1-3. - Fee schedules showing how each building permit type is distributed to each PFF fund.
- ◆ Schedule II - Annual financial activity including revenue, distributions, and the beginning and ending balance in each fund.
- ◆ Schedule III - A list of distributions from each fund including the purpose for each.

- ◆ Schedule IV - The purpose for which we are accumulating savings in some funds past the five-year limit.

**POLICY ISSUE:**

Approval of the Public Facilities Fees Annual Report will support the Board Priority of Efficient Delivery of Public Services. The annual review of public facility fee accounts is required by Government Code Section 66006. In accordance with this code section, the local agency is obligated to notify any interested party 15 days in advance of the public meeting. No requests for notification were on file with the Clerk of the Board or the Auditor-Controller's Office as of December 1, 2014.

**STAFFING IMPACT:**

There are no staffing impacts associated with this action.

**CONTACT INFORMATION:**

Curtis Lee, Accountant III.

Telephone: 525-5787

EXHIBIT A  
ANNUAL PUBLIC FACILITY FEE REVIEW  
GOV. CODE SECTION 66006

- (A) Brief description of the type of fee in the account or fund.  
*Refer to Schedule I, Ia, and Ib.*
- (B) The amount of the fee.  
*Refer to Schedule I, Ia, and Ib.*
- (C) The beginning and ending balance of the account or fund.  
*Refer to Schedule II.*
- (D) The amount of fees collected and the interest earned.  
*Refer to Schedule II.*
- (E) An identification of each public improvement on which fees were expended and the amount of the expenditures on each improvement, including the total percentage of the cost of the public improvement that was funded with fees.  
*Refer to Schedule III.*
- (F) An identification of an approximate date by which the construction of the public improvement will commence if the local agency determines that sufficient funds have been collected to complete financing on an incomplete public improvement, as identified in paragraph (2) of subdivision (a) of Section 66001, and the public improvement remains incomplete.  
*Refer to Schedule IV.*
- (G) A description of each interfund transfer or loan made from the account or fund, including the public improvement on which the transferred or loaned fees will be expended, and, in the case of an interfund loan, the date on which the loan will be repaid, and the rate of interest that the account or fund will receive on the loan.  
*Has not occurred*
- (H) The amount of refunds made pursuant to the subdivision (e) of Section 66001 and any allocations pursuant to subdivision (f) of Section 66001.  
*Refer to Schedule II.*

EXHIBIT B

PUBLIC FACILITY FEE CONTACT PERSONNEL

Fund		Title	Contact Person(s)	Department
(1)	(2)			
6400	2400	Regional Transportation Impact Fee	Mathew Machado Kathy Johnson	Public Works Public Works
6401	2401	Roads City/County	Mathew Machado Kathy Johnson	Public Works Public Works
6402	2402	Detention	Adam Christianson Seth Rogers	Sheriff Sheriff
6403	2403	Criminal Justice	Mark Loeser	Chief Executive Office
6404	2404	Libraries	Diane McDonnell Vicki Peitz	Library Library
6405	2405	Regional Parks	Jami Aggers Merry Rorabaugh	Parks & Recreation Parks & Recreation
6406	2406	Health	Mary Ann Lee Carol Dunbar	Health Services Agency Health Services Agency
6407		Health	Mary Ann Lee Carol Dunbar	Health Services Agency Health Services Agency
	2407	Behavioral Health	Dan Wirtz	Behavioral Health & Recovery Services
6408	2408	Other Facilities	Mark Loeser	Chief Executive Office
6409	2409	Administration Fees	Lauren Klein Curtis Lee	Auditor-Controller Auditor-Controller
	2414	Animal Services	Annette Patton Martha Ruano	Animal Services Chief Executive Office
	2415	Information Technology	Marcia Cunningham	Strategic Business Technology
6410	2410	Sheriff	Adam Christianson Seth Rogers	Sheriff Sheriff
6411	2411	Fire Warden / Emergency Services	Dale Skiles Francine Gutierrez	Office of Emergency Services Office of Emergency Services
6412	2412	Unincorporated- Admin Fees	Lauren Klein Curtis Lee	Auditor-Controller Auditor-Controller
6413		Unincorporated- Other Facilities	Mark Loeser	Chief Executive Office
	2413	Neighborhood Parks	Jami Aggers Merry Mayhew	Parks & Recreation Parks & Recreation

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- (1) Funds 6400-6413 refers to PFF Fee Schedule as of January 1990.
- (2) Funds 2400-2414 refers to PFF Fee Schedule as of April 2003.
- (3) Fund 2415 refers to PFF Fee Schedule as of July 2010.

**SCHEDULE I**  
**SUMMARY OF IMPACT FEES EFFECTIVE JULY 20, 1993**

COUNTY-WIDE SCHEDULE											
INTER-CITY ROADS	CITY/CNTY ROADS	JAILS	JUSTICE	LIBRARY	PARKS	PUBLIC HEALTH	OUT- PATIENT	OTHER FACILITY	FEE ADMIN	COUNTYWIDE TOTAL	
<b>RESIDENTIAL PER UNIT</b>											
Single Family	\$577	\$295	\$1,059	\$102	\$349	\$131	\$112	\$57	\$144	\$71	\$2,897
Multi-Family	\$386	\$198	\$685	\$66	\$226	\$85	\$77	\$39	\$93	\$46	\$1,901
Senior Housing	\$230	\$118	\$331	\$32	\$109	\$41	\$37	\$19	\$45	\$24	\$986
<b>NON-RESIDENTIAL PER 1,000 SQ FT (UNLESS OTHERWISE NOTED)</b>											
General Office - Park	\$633	\$324	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$24	\$981
Medical	\$1,140	\$584	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$43	\$1,767
<b>INDUSTRIAL</b>											
<20,000 sq ft	\$317	\$162	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$12	\$491
20,000 sq ft	\$63	\$32	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$2	\$97
<b>COMMERCIAL - RETAIL</b>											
Convenience Market	\$5,160	\$2,017	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$179	\$7,356
Retail <50K sq ft	\$1,223	\$484	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$43	\$1,750
Retail 50K-100K sq ft	\$743	\$294	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$26	\$1,063
Retail 100K - 300K sq ft	\$413	\$163	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$14	\$590
Shopping Mall	\$340	\$135	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$12	\$487
<b>RESTAURANTS</b>											
Fast Food	\$3,428	\$1,345	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$119	\$4,892
High Turnover	\$1,972	\$781	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$69	\$2,822
Sit Down	\$957	\$377	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$33	\$1,367
<b>FINANCIAL</b>											
Bank	\$1,900	\$746	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$66	\$2,712
Savings & Loan	\$724	\$412	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$28	\$1,164
<b>MISCELLANEOUS</b>											
Manual Car Wash (stall)	\$475	\$188	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$17	\$680
Church	\$84	\$43	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$3	\$130
Day Care Center	\$487	\$191	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$17	\$695
Hospital	\$208	\$107	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$8	\$323
Mini-Warehouse	\$34	\$18	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1	\$53
Nursing Home	\$36	\$18	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$1	\$55
Gas Station (per pump)	\$239	\$96	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$8	\$343
Motel/Hotel (per room)	\$84	\$43	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$3	\$130
<b>RECREATIONAL</b>											
Golf Course (per acre)	\$147	\$75	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$6	\$228
Movie Theater	\$2,315	\$1,185	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$88	\$3,588
Racquet Club (per court)	\$1,485	\$760	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$56	\$2,301
Tennis (per court)	\$1,293	\$662	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$49	\$2,004

**SCHEDULE I**  
**SUMMARY OF IMPACT FEES EFFECTIVE JULY 20, 1993**

	UNINCORPORATED SCHEDULE				COUNTY	GRAND
	SHERIFF PATROL	FIRE WARDEN	FEE ADMIN	UNINCORP. TOTAL	FEE FORWD	TOTAL
<b>RESIDENTIAL PER UNIT</b>						
Single Family	\$134	\$102	\$6	\$242	\$2,897	\$3,139
Multi-Family	\$87	\$66	\$4	\$157	\$1,901	\$2,058
Senior Housing	\$49	\$32	\$2	\$83	\$986	\$1,069
<b>NON-RESIDENTIAL PER 1,000 SQ FT (UNLESS OTHERWISE NOTED)</b>						
General Office - Park	\$23	\$152	\$4	\$179	\$981	\$1,160
Medical	\$23	\$152	\$4	\$179	\$1,767	\$1,946
<b>INDUSTRIAL</b>						
<20,000 sq ft	\$10	\$64	\$2	\$75	\$491	\$566
20,000 sq ft	\$2	\$13	\$0	\$15	\$97	\$112
<b>COMMERCIAL - RETAIL</b>						
Convenience Market	\$14	\$92	\$3	\$109	\$7,356	\$7,465
Retail <50K sq ft	\$14	\$92	\$3	\$109	\$1,750	\$1,859
Retail 50K-100K sq ft	\$14	\$92	\$3	\$109	\$1,063	\$1,172
Retail 100K - 300K sq ft	\$14	\$92	\$3	\$109	\$590	\$699
Shopping Mall	\$14	\$92	\$3	\$109	\$487	\$596
<b>RESTAURANTS</b>						
Fast Food	\$14	\$92	\$3	\$109	\$4,892	\$5,001
High Turnover	\$14	\$92	\$3	\$109	\$2,822	\$2,931
Sit Down	\$14	\$92	\$3	\$109	\$1,367	\$1,476
<b>FINANCIAL</b>						
Bank	\$14	\$92	\$3	\$109	\$2,712	\$2,821
Savings & Loan	\$14	\$92	\$3	\$109	\$1,164	\$1,273
<b>MISCELLANEOUS</b>						
Manual Car Wash (stall)	\$14	\$92	\$3	\$109	\$680	\$789
Church	\$14	\$92	\$3	\$109	\$130	\$239
Day Care Center	\$14	\$92	\$3	\$109	\$695	\$804
Hospital	\$14	\$92	\$3	\$109	\$323	\$432
Mini-Warehouse	\$14	\$92	\$3	\$109	\$53	\$162
Nursing Home	\$14	\$92	\$3	\$109	\$55	\$164
Gas Station (per pump)	\$14	\$92	\$3	\$109	\$343	\$452
Motel/Hotel (per room)	\$14	\$92	\$3	\$109	\$130	\$239
<b>RECREATIONAL</b>						
Golf Course (per acre)	\$14	\$92	\$3	\$109	\$228	\$337
Movie Theater	\$14	\$92	\$3	\$109	\$3,588	\$3,697
Racquet Club (per court)	\$14	\$92	\$3	\$109	\$2,301	\$2,410
Tennis (per court)	\$14	\$92	\$3	\$109	\$2,004	\$2,113

**SCHEDULE Ia**  
**SUMMARY OF IMPACT FEES EFFECTIVE APRIL 1, 2003**

COUNTY-WIDE SCHEDULE													
INTER-CITY ROADS	CITY/CNTY ROADS	ANIMAL SERV	BHRS	CRIMINAL JUSTICE	EMERG SERV	HEALTH	DETENTION	LIBRARY	OTHER	PARKS	ADMIN	COUNTYWIDE TOTAL	
<b>RESIDENTIAL PER UNIT</b>													
Single Family	\$1,904.85	\$2,146.59	\$39.26	\$224.62	\$77.76	\$16.44	\$265.83	\$844.03	\$271.23	\$768.31	\$881.99	\$186.02	\$7,626.93
Multi-Family	\$1,276.25	\$1,438.22	\$39.26	\$224.62	\$77.76	\$16.44	\$265.83	\$844.03	\$271.23	\$768.31	\$881.99	\$152.60	\$6,256.54
Senior Housing	\$761.94	\$858.64	\$12.96	\$74.13	\$25.66	\$5.43	\$87.73	\$278.56	\$89.51	\$253.57	\$291.09	\$68.48	\$2,807.70
<b>NON-RESIDENTIAL PER 1,000 SQ FT (UNLESS OTHERWISE NOTED)</b>													
General Office - Park	\$2,091.60	\$2,357.04	\$21.60	\$123.55	\$42.77	\$9.04	\$146.22	\$464.26	\$149.19	\$422.61	\$485.15	\$157.83	\$6,470.86
Medical	\$3,764.88	\$4,242.67	\$21.60	\$123.55	\$42.77	\$9.04	\$146.22	\$464.26	\$149.19	\$422.61	\$485.15	\$246.80	\$10,118.74
<b>INDUSTRIAL</b>													
<20,000 sq ft	\$1,045.80	\$1,178.52	\$9.26	\$52.95	\$18.33	\$3.88	\$62.67	\$198.97	\$63.94	\$181.12	\$207.92	\$75.58	\$3,098.94
Manufacturing	\$209.16	\$235.70	\$1.85	\$10.59	\$3.67	\$0.78	\$12.53	\$39.79	\$12.79	\$36.22	\$41.58	\$15.12	\$619.78
Mixed use/dist	\$41.83	\$47.14	\$0.41	\$2.37	\$0.82	\$0.17	\$2.81	\$8.92	\$2.87	\$8.12	\$9.32	\$3.12	\$127.90
Warehouse	\$20.92	\$23.57	\$0.15	\$0.87	\$0.30	\$0.06	\$1.02	\$3.25	\$1.04	\$2.96	\$3.40	\$1.44	\$58.98
<b>COMMERCIAL - RETAIL</b>													
Convenience Market	\$17,040.00	\$19,202.51	\$12.96	\$74.13	\$25.66	\$5.43	\$87.73	\$278.56	\$89.51	\$253.57	\$291.09	\$934.03	\$38,295.18
Retail <50K	\$4,039.40	\$4,552.03	\$12.96	\$74.13	\$25.66	\$5.43	\$87.73	\$278.56	\$89.51	\$253.57	\$291.09	\$242.75	\$9,952.82
Retail 50K-100K	\$2,454.36	\$2,765.84	\$12.96	\$74.13	\$25.66	\$5.43	\$87.73	\$278.56	\$89.51	\$253.57	\$291.09	\$158.47	\$6,497.31
Retail 100K - 300K	\$1,362.81	\$1,535.76	\$12.96	\$74.13	\$25.66	\$5.43	\$87.73	\$278.56	\$89.51	\$253.57	\$291.09	\$100.43	\$4,117.64
Shopping Mall	\$1,124.24	\$1,266.91	\$12.96	\$74.13	\$25.66	\$5.43	\$87.73	\$278.56	\$89.51	\$253.57	\$291.09	\$87.74	\$3,597.53
<b>RESTAURANTS</b>													
Fast Food	\$11,320.79	\$12,757.48	\$12.96	\$74.13	\$25.66	\$5.43	\$87.73	\$278.56	\$89.51	\$253.57	\$291.09	\$629.92	\$25,826.83
High Turnover	\$6,513.37	\$7,339.97	\$12.96	\$74.13	\$25.66	\$5.43	\$87.73	\$278.56	\$89.51	\$253.57	\$291.09	\$374.30	\$15,346.28
Sit Down	\$3,159.19	\$3,560.11	\$12.96	\$74.13	\$25.66	\$5.43	\$87.73	\$278.56	\$89.51	\$253.57	\$291.09	\$195.95	\$8,033.89
<b>FINANCIAL</b>													
Bank	\$6,274.80	\$7,071.12	\$12.96	\$74.13	\$25.66	\$5.43	\$87.73	\$278.56	\$89.51	\$253.57	\$291.09	\$361.61	\$14,826.17
Savings & Loan	\$2,392.27	\$2,695.86	\$12.96	\$74.13	\$25.66	\$5.43	\$87.73	\$278.56	\$89.51	\$253.57	\$291.09	\$155.17	\$6,361.94
<b>MISCELLANEOUS</b>													
Manual Car Wash (stall)	\$1,568.70	\$1,767.78	\$12.96	\$74.13	\$25.66	\$5.43	\$87.73	\$278.56	\$89.51	\$253.57	\$291.09	\$111.38	\$4,566.50
Church	\$278.88	\$314.27	\$12.96	\$74.13	\$25.66	\$5.43	\$87.73	\$278.56	\$89.51	\$253.57	\$291.09	\$42.79	\$1,754.58
Day Care Center	\$1,607.92	\$1,811.97	\$12.96	\$74.13	\$25.66	\$5.43	\$87.73	\$278.56	\$89.51	\$253.57	\$291.09	\$113.46	\$4,651.99
Hospital	\$688.49	\$775.86	\$12.96	\$74.13	\$25.66	\$5.43	\$87.73	\$278.56	\$89.51	\$253.57	\$291.09	\$64.57	\$2,647.56
Mini-Warehouse	\$113.30	\$127.67	\$12.96	\$74.13	\$25.66	\$5.43	\$87.73	\$278.56	\$89.51	\$253.57	\$291.09	\$33.99	\$1,393.60
Nursing Home	\$117.65	\$132.58	\$12.96	\$74.13	\$25.66	\$5.43	\$87.73	\$278.56	\$89.51	\$253.57	\$291.09	\$34.22	\$1,403.09
Gas Station (per pump)	\$790.89	\$891.26	\$12.96	\$74.13	\$25.66	\$5.43	\$87.73	\$278.56	\$89.51	\$253.57	\$291.09	\$70.02	\$2,870.81
Motel/Hotel (per room)	\$278.88	\$314.27	\$12.96	\$74.13	\$25.66	\$5.43	\$87.73	\$278.56	\$89.51	\$253.57	\$291.09	\$42.79	\$1,754.58
Golf Course (per acre)	\$485.55	\$547.17	\$12.96	\$74.13	\$25.66	\$5.43	\$87.73	\$278.56	\$89.51	\$253.57	\$291.09	\$53.78	\$2,205.14
Movie Theater	\$7,644.30	\$8,614.42	\$12.96	\$74.13	\$25.66	\$5.43	\$87.73	\$278.56	\$89.51	\$253.57	\$291.09	\$434.43	\$17,811.79
Racquet Club (per court)	\$4,905.30	\$5,527.82	\$12.96	\$74.13	\$25.66	\$5.43	\$87.73	\$278.56	\$89.51	\$253.57	\$291.09	\$288.79	\$11,840.55
Tennis (per court)	\$4,270.35	\$4,812.29	\$12.96	\$74.13	\$25.66	\$5.43	\$87.73	\$278.56	\$89.51	\$253.57	\$291.09	\$255.03	\$10,456.31

**SCHEDULE Ia**  
**SUMMARY OF IMPACT FEES EFFECTIVE APRIL 1, 2003**

	UNINCORPORATED SCHEDULE				COUNTY	GRAND
	PARKS UNINCORP.	SHERIFF	ADMIN	UNINCORP. TOTAL	FEE FORWD	TOTAL
<b>RESIDENTIAL PER UNIT</b>						
Single Family	\$1,135.01	\$688.65	\$45.59	\$1,869.25	\$7,626.93	\$9,496.18
Multi-Family	\$1,135.01	\$688.65	\$45.59	\$1,869.25	\$6,256.54	\$8,125.79
Senior Housing	\$374.59	\$227.28	\$15.05	\$616.92	\$2,807.70	\$3,424.62
<b>NON-RESIDENTIAL PER 1,000 SQ FT (UNLESS OTHERWISE NOTED)</b>						
General Office - Park	\$624.32	\$378.80	\$25.08	\$1,028.20	\$6,470.86	\$7,499.06
Medical	\$624.32	\$378.80	\$25.08	\$1,028.20	\$10,118.74	\$11,146.94
<b>INDUSTRIAL</b>						
<20,000 sq ft	\$267.57	\$162.34	\$10.75	\$440.66	\$3,098.94	\$3,539.60
Manufacturing	\$53.51	\$32.47	\$2.15	\$88.13	\$619.78	\$707.91
Mixed use/dist	\$11.99	\$7.28	\$0.48	\$19.75	\$127.90	\$147.65
Warehouse	\$4.37	\$2.65	\$0.18	\$7.20	\$58.98	\$66.18
<b>COMMERCIAL - RETAIL</b>						
Convenience Market	\$374.59	\$227.28	\$15.05	\$616.92	\$38,295.18	\$38,912.10
Retail <50K	\$374.59	\$227.28	\$15.05	\$616.92	\$9,952.82	\$10,569.74
Retail 50K-100K	\$374.59	\$227.28	\$15.05	\$616.92	\$6,497.31	\$7,114.23
Retail 100K - 300K	\$374.59	\$227.28	\$15.05	\$616.92	\$4,117.64	\$4,734.56
Shopping Mall	\$374.59	\$227.28	\$15.05	\$616.92	\$3,597.53	\$4,214.45
<b>RESTAURANTS</b>						
Fast Food	\$374.59	\$227.28	\$15.05	\$616.92	\$25,826.83	\$26,443.75
High Turnover	\$374.59	\$227.28	\$15.05	\$616.92	\$15,346.28	\$15,963.20
Sit Down	\$374.59	\$227.28	\$15.05	\$616.92	\$8,033.89	\$8,650.81
<b>FINANCIAL</b>						
Bank	\$374.59	\$227.28	\$15.05	\$616.92	\$14,826.17	\$15,443.09
Savings & Loan	\$374.59	\$227.28	\$15.05	\$616.92	\$6,361.94	\$6,978.86
<b>MISCELLANEOUS</b>						
Manual Car Wash (stall)	\$374.59	\$227.28	\$15.05	\$616.92	\$4,566.50	\$5,183.42
Church	\$374.59	\$227.28	\$15.05	\$616.92	\$1,754.58	\$2,371.50
Day Care Center	\$374.59	\$227.28	\$15.05	\$616.92	\$4,651.99	\$5,268.91
Hospital	\$374.59	\$227.28	\$15.05	\$616.92	\$2,647.56	\$3,264.48
Mini-Warehouse	\$374.59	\$227.28	\$15.05	\$616.92	\$1,393.60	\$2,010.52
Nursing Home	\$374.59	\$227.28	\$15.05	\$616.92	\$1,403.09	\$2,020.01
Gas Station (per pump)	\$374.59	\$227.28	\$15.05	\$616.92	\$2,870.81	\$3,487.73
Motel/Hotel (per room)	\$374.59	\$227.28	\$15.05	\$616.92	\$1,754.58	\$2,371.50
Golf Course (per acre)	\$374.59	\$227.28	\$15.05	\$616.92	\$2,205.14	\$2,822.06
Movie Theater	\$374.59	\$227.28	\$15.05	\$616.92	\$17,811.79	\$18,428.71
Racquet Club (per court)	\$374.59	\$227.28	\$15.05	\$616.92	\$11,840.55	\$12,457.47
Tennis (per court)	\$374.59	\$227.28	\$15.05	\$616.92	\$10,456.31	\$11,073.23

**SCHEDULE 1b**

UNINCORPORATED

**SUMMARY OF IMPACT FEES EFFECTIVE FEBRUARY 14, 2005**

COUNTY-WIDE SCHEDULE

	INTER-CITY ROADS	CITY/CNTY ROADS	ANIMAL SERV	BHRS	CRIMINAL JUSTICE	EMERG SERV	HEALTH	DETENTION	LIBRARY	OTHER	PARKS	ADMIN	COUNTYWIDE TOTAL
<b>RESIDENTIAL PER UNIT</b>													
Single Family	\$2,030.31	\$2,278.17	\$40.72	\$233.01	\$80.64	\$17.06	\$275.78	\$875.65	\$281.16	\$796.95	\$932.24	\$196.04	\$8,037.73
Multi-Family	\$1,360.31	\$1,526.37	\$40.72	\$233.01	\$80.64	\$17.06	\$275.78	\$875.65	\$281.16	\$796.95	\$932.24	\$160.50	\$6,580.39
Senior Housing	\$812.12	\$911.27	\$13.44	\$76.90	\$26.61	\$5.63	\$91.02	\$288.99	\$92.79	\$263.02	\$307.67	\$72.24	\$2,961.70
<b>NON-RESIDENTIAL PER 1,000 SQ FT (UNLESS OTHERWISE NOTED)</b>													
General Office - Park	\$2,229.36	\$2,501.52	\$22.40	\$128.17	\$44.36	\$9.38	\$151.70	\$481.65	\$154.65	\$438.37	\$512.78	\$166.86	\$6,841.20
Medical	\$4,012.85	\$4,502.74	\$22.40	\$128.17	\$44.36	\$9.38	\$151.70	\$481.65	\$154.65	\$438.37	\$512.78	\$261.48	\$10,720.53
<b>INDUSTRIAL</b>													
<20,000 sq ft	\$1,114.68	\$1,250.76	\$9.60	\$54.93	\$19.01	\$4.02	\$65.01	\$206.42	\$66.28	\$187.87	\$219.76	\$79.96	\$3,278.30
Manufacturing	\$222.94	\$250.15	\$1.92	\$10.99	\$3.80	\$0.80	\$13.00	\$41.28	\$13.26	\$37.57	\$43.95	\$15.99	\$655.65
Mixed use/dist	\$44.59	\$50.03	\$0.43	\$2.46	\$0.85	\$0.18	\$2.91	\$9.25	\$2.97	\$8.42	\$9.85	\$3.30	\$135.24
Warehouse	\$22.29	\$25.02	\$0.16	\$0.90	\$0.31	\$0.07	\$1.06	\$3.37	\$1.08	\$3.07	\$3.59	\$1.52	\$62.44
<b>COMMERCIAL - RETAIL</b>													
Convenience Market	\$18,162.32	\$20,379.57	\$13.44	\$76.90	\$26.61	\$5.63	\$91.02	\$288.99	\$92.79	\$263.02	\$307.67	\$992.70	\$40,700.66
Retail <50K	\$4,305.45	\$4,831.06	\$13.44	\$76.90	\$26.61	\$5.63	\$91.02	\$288.99	\$92.79	\$263.02	\$307.67	\$257.56	\$10,560.14
Retail 50K-100K	\$2,616.01	\$2,935.38	\$13.44	\$76.90	\$26.61	\$5.63	\$91.02	\$288.99	\$92.79	\$263.02	\$307.67	\$167.94	\$6,885.40
Retail 100K - 300K	\$1,452.57	\$1,629.90	\$13.44	\$76.90	\$26.61	\$5.63	\$91.02	\$288.99	\$92.79	\$263.02	\$307.67	\$106.21	\$4,354.75
Shopping Mall	\$1,198.28	\$1,344.57	\$13.44	\$76.90	\$26.61	\$5.63	\$91.02	\$288.99	\$92.79	\$263.02	\$307.67	\$92.72	\$3,801.64
<b>RESTAURANTS</b>													
Fast Food	\$12,066.41	\$13,539.48	\$13.44	\$76.90	\$26.61	\$5.63	\$91.02	\$288.99	\$92.79	\$263.02	\$307.67	\$669.30	\$27,441.26
High Turnover	\$6,942.37	\$7,789.89	\$13.44	\$76.90	\$26.61	\$5.63	\$91.02	\$288.99	\$92.79	\$263.02	\$307.67	\$397.46	\$16,295.79
Sit Down	\$3,367.26	\$3,778.34	\$13.44	\$76.90	\$26.61	\$5.63	\$91.02	\$288.99	\$92.79	\$263.02	\$307.67	\$207.79	\$8,519.46
<b>FINANCIAL</b>													
Bank	\$6,688.08	\$7,504.56	\$13.44	\$76.90	\$26.61	\$5.63	\$91.02	\$288.99	\$92.79	\$263.02	\$307.67	\$383.97	\$15,742.68
Savings & Loan	\$2,549.83	\$2,861.11	\$13.44	\$76.90	\$26.61	\$5.63	\$91.02	\$288.99	\$92.79	\$263.02	\$307.67	\$164.43	\$6,741.44
<b>MISCELLANEOUS</b>													
Manual Car Wash (stall)	\$1,672.02	\$1,876.14	\$13.44	\$76.90	\$26.61	\$5.63	\$91.02	\$288.99	\$92.79	\$263.02	\$307.67	\$117.86	\$4,832.09
Church	\$297.25	\$333.54	\$13.44	\$76.90	\$26.61	\$5.63	\$91.02	\$288.99	\$92.79	\$263.02	\$307.67	\$44.92	\$1,841.78
Day Care Center	\$1,713.82	\$1,923.04	\$13.44	\$76.90	\$26.61	\$5.63	\$91.02	\$288.99	\$92.79	\$263.02	\$307.67	\$120.07	\$4,923.00
Hospital	\$733.83	\$823.42	\$13.44	\$76.90	\$26.61	\$5.63	\$91.02	\$288.99	\$92.79	\$263.02	\$307.67	\$68.08	\$2,791.40
Mini-Warehouse	\$120.76	\$135.50	\$13.44	\$76.90	\$26.61	\$5.63	\$91.02	\$288.99	\$92.79	\$263.02	\$307.67	\$35.56	\$1,457.89
Nursing Home	\$125.40	\$140.71	\$13.44	\$76.90	\$26.61	\$5.63	\$91.02	\$288.99	\$92.79	\$263.02	\$307.67	\$35.80	\$1,467.98
Gas Station (per pump)	\$842.98	\$945.89	\$13.44	\$76.90	\$26.61	\$5.63	\$91.02	\$288.99	\$92.79	\$263.02	\$307.67	\$73.87	\$3,028.81
Motel/Hotel (per room)	\$297.25	\$333.54	\$13.44	\$76.90	\$26.61	\$5.63	\$91.02	\$288.99	\$92.79	\$263.02	\$307.67	\$44.92	\$1,841.78
Golf Course (per acre)	\$517.53	\$580.71	\$13.44	\$76.90	\$26.61	\$5.63	\$91.02	\$288.99	\$92.79	\$263.02	\$307.67	\$56.61	\$2,320.92
Movie Theater	\$147.78	\$142.46	\$13.44	\$76.90	\$26.61	\$5.63	\$91.02	\$288.99	\$92.79	\$263.02	\$307.67	\$461.41	\$18,917.72
Racquet Club (per court)	\$5,228.38	\$5,866.66	\$13.44	\$76.90	\$26.61	\$5.63	\$91.02	\$288.99	\$92.79	\$263.02	\$307.67	\$306.53	\$12,567.64
Tennis (per court)	\$4,551.61	\$5,107.27	\$13.44	\$76.90	\$26.61	\$5.63	\$91.02	\$288.99	\$92.79	\$263.02	\$307.67	\$270.62	\$11,095.57

**SCHEDULE 1b**  
**SUMMARY OF IMPACT FEES EFFECTIVE FEBRUARY 14, 2005**

	UNINCORPORATED SCHEDULE			UNINCORP. TOTAL	COUNTY	GRAND
	PARKS UNINCORP.	SHERIFF	ADMIN		FEE FORWD	TOTAL
<b>RESIDENTIAL PER UNIT</b>						
Single Family	\$264.93	\$714.31	\$24.48	\$1,003.72	\$8,037.73	\$9,041.45
Multi-Family	\$264.93	\$714.31	\$24.48	\$1,003.72	\$6,580.39	\$7,584.11
Senior Housing	\$87.43	\$235.75	\$8.08	\$331.26	\$2,961.70	\$3,292.96
<b>NON-RESIDENTIAL PER 1,000 SQ FT (UNLESS OTHERWISE NOTED)</b>						
General Office - Park	\$145.72	\$392.91	\$13.47	\$552.10	\$6,841.20	\$7,393.30
Medical	\$145.72	\$392.91	\$13.47	\$552.10	\$10,720.53	\$11,272.63
<b>INDUSTRIAL</b>						
<20,000 sq ft	\$62.45	\$168.39	\$5.77	\$236.61	\$3,278.30	\$3,514.91
Manufacturing	\$12.49	\$33.68	\$1.15	\$47.32	\$655.65	\$702.97
Mixed use/dist	\$2.80	\$7.55	\$0.26	\$10.61	\$135.24	\$145.85
Warehouse	\$1.02	\$2.75	\$0.09	\$3.86	\$62.44	\$66.30
<b>COMMERCIAL - RETAIL</b>						
Convenience Market	\$87.43	\$235.75	\$8.08	\$331.26	\$40,700.66	\$41,031.92
Retail <50K	\$87.43	\$235.75	\$8.08	\$331.26	\$10,560.14	\$10,891.40
Retail 50K-100K	\$87.43	\$235.75	\$8.08	\$331.26	\$6,885.40	\$7,216.66
Retail 100K - 300K	\$87.43	\$235.75	\$8.08	\$331.26	\$4,354.75	\$4,686.01
Shopping Mall	\$87.43	\$235.75	\$8.08	\$331.26	\$3,801.64	\$4,132.90
<b>RESTAURANTS</b>						
Fast Food	\$87.43	\$235.75	\$8.08	\$331.26	\$27,441.26	\$27,772.52
High Turnover	\$87.43	\$235.75	\$8.08	\$331.26	\$16,295.79	\$16,627.05
Sit Down	\$87.43	\$235.75	\$8.08	\$331.26	\$8,519.46	\$8,850.72
<b>FINANCIAL</b>						
Bank	\$87.43	\$235.75	\$8.08	\$331.26	\$15,742.68	\$16,073.94
Savings & Loan	\$87.43	\$235.75	\$8.08	\$331.26	\$6,741.44	\$7,072.70
<b>MISCELLANEOUS</b>						
Manual Car Wash (stall)	\$87.43	\$235.75	\$8.08	\$331.26	\$4,832.09	\$5,163.35
Church	\$87.43	\$235.75	\$8.08	\$331.26	\$1,841.78	\$2,173.04
Day Care Center	\$87.43	\$235.75	\$8.08	\$331.26	\$4,923.00	\$5,254.26
Hospital	\$87.43	\$235.75	\$8.08	\$331.26	\$2,791.40	\$3,122.66
Mini-Warehouse	\$87.43	\$235.75	\$8.08	\$331.26	\$1,457.89	\$1,789.15
Nursing Home	\$87.43	\$235.75	\$8.08	\$331.26	\$1,467.98	\$1,799.24
Gas Station (per pump)	\$87.43	\$235.75	\$8.08	\$331.26	\$3,028.81	\$3,360.07
Motel/Hotel (per room)	\$87.43	\$235.75	\$8.08	\$331.26	\$1,841.78	\$2,173.04
Golf Course (per acre)	\$87.43	\$235.75	\$8.08	\$331.26	\$2,320.92	\$2,652.18
Movie Theater	\$87.43	\$235.75	\$8.08	\$331.26	\$18,917.72	\$19,248.98
Racquet Club (per court)	\$87.43	\$235.75	\$8.08	\$331.26	\$12,567.64	\$12,898.90
Tennis (per court)	\$87.43	\$235.75	\$8.08	\$331.26	\$11,095.57	\$11,426.83

**Table 1: Development Impact Fee Summary - Unincorporated and Spheres for All Cities**

Land Use	Animal Services	Behavioral Health	Criminal Justice	Detention	Emergency Services	Health	Library	Other County Facilities	Regional Parks	Neighborhood Parks <sup>1</sup>	Sheriff <sup>1</sup>	County-wide IT	RTIF	Admin Charge	Total Fee
<i>Residential (Per Dwelling Unit)</i>															
Single Family	\$ 66	\$ 145	\$ 126	\$ 926	\$ 19	\$ 293	\$ 416	\$ 1,513	\$ 236	\$ 511	\$ 517	\$ 44	\$ 3,968	\$ 88	\$ 8,868
Multifamily	46	101	88	647	13	205	290	1,056	165	357	361	31	2,432	58	5,850
<i>Nonresidential (Per Thousand Square Feet)</i>															
Office	N/A	\$ 40	\$ 34	\$ 261	\$ 6	\$ 83	N/A	\$ 428	N/A	N/A	\$ 146	\$ 11	\$ 3,200	\$ 42	\$ 4,251
<i>Industrial<sup>2</sup></i>															
Industrial (Small)	N/A	\$ 9	\$ 8	\$ 58	\$ 1	\$ 19	N/A	\$ 95	N/A	N/A	\$ 33	\$ 3	\$ 1,459	\$ 17	\$ 1,702
Industrial (Large)															
Manufacturing	N/A	13	11	84	2	27	N/A	137	N/A	N/A	47	4	1,536	\$ 19	\$ 1,880
Distribution	N/A	5	4	34	1	11	N/A	55	N/A	N/A	19	1	1,792	19	1,941
Warehouse	N/A	3	2	16	0.40	5	N/A	27	N/A	N/A	9	1	947	10	1,020
<i>Commercial<sup>3</sup></i>															
Small Retail	N/A	\$ 34	\$ 29	\$ 219	\$ 5	\$ 70	N/A	\$ 359	N/A	N/A	\$ 123	\$ 10	\$ 1,818	\$ 27	\$ 2,694
Medium Retail	N/A	34	29	219	5	70	N/A	359	N/A	N/A	123	10	2,714	36	3,599
Shopping Center	N/A	34	29	219	5	70	N/A	359	N/A	N/A	123	10	2,509	34	3,392
Shopping Mall	N/A	34	29	219	5	70	N/A	359	N/A	N/A	123	10	1,536	24	2,409
Church	N/A	\$ 34	\$ 29	\$ 219	\$ 5	\$ 70	N/A	\$ 359	N/A	N/A	\$ 123	\$ 10	\$ 589	\$ 14	\$ 1,452
Hospital	N/A	34	29	219	5	70	N/A	359	N/A	N/A	123	10	1,050	19	1,918
Nursing Home	N/A	34	29	219	5	70	N/A	359	N/A	N/A	123	10	384	12	1,245
<i>Special Cases<sup>4</sup></i>															
Drive Through (per lane)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	\$ 15,949	\$ 159	\$ 16,108
Gas Station (per pump)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	6,221	62	6,283
Motel/Hotel (per room)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	640	6	646
Golf Course (per acre)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	768	8	776

<sup>1</sup> Charged only in unincorporated areas.

<sup>2</sup> Small industrial is less than 20,000 sq. ft.; Any industrial above 20,000 square feet gets charged at the large industrial rate by land use (manufacturing, distribution or warehouse).

<sup>3</sup> Small Retail is less than 50,000 sq. ft.; Medium Retail ranges from 50,000 -100,000 sq. ft.; Shopping Center ranges from 100,000 - 300,000 sq. ft.; Shopping Mall is greater than 300,000 sq. ft.

<sup>4</sup> Charged as noted (per lane, per pump, per room or per acre), in addition to commercial fees (excluding RTIF).

**Table 2: Development Impact Fee Summary - Cities of Ceres, Hughson, Modesto, Patterson and Waterford**

Land Use	Animal Services	Behavioral Health	Criminal Justice	Detention	Emergency Services	Health	Library	Other County Facilities	Regional Parks	Neighborhood Parks <sup>1</sup>	Sheriff <sup>1</sup>	County-wide IT	RTIF	Admin Charge	Total Fee
<i>Residential (Per Dwelling Unit)</i>															
Single Family	\$ 66	\$ 145	\$ 126	\$ 926	\$ 19	\$ 293	\$ 416	\$ 829	\$ 236	N/A	N/A	\$ 44	\$ 3,968	\$ 71	\$ 7,139
Multifamily	46	101	88	647	13	205	290	579	165	N/A	N/A	31	2,432	46	4,643
<i>Nonresidential (Per Thousand Square Feet)</i>															
Office	N/A	\$ 40	\$ 34	\$ 261	\$ 6	\$ 83	N/A	\$ 235	N/A	N/A	N/A	\$ 11	\$ 3,200	\$ 39	\$ 3,909
<i>Industrial<sup>2</sup></i>															
Industrial (Small)	N/A	\$ 9	\$ 8	\$ 58	\$ 1	\$ 19	N/A	\$ 52	N/A	N/A	N/A	\$ 3	\$ 1,459	\$ 16	\$ 1,625
Industrial (Large)															
Manufacturing	N/A	13	11	84	2	27	N/A	75	N/A	N/A	N/A	4	1,536	\$ 18	\$ 1,770
Distribution	N/A	5	4	34	1	11	N/A	30	N/A	N/A	N/A	1	1,792	19	1,897
Warehouse	N/A	3	2	16	0.40	5	N/A	15	N/A	N/A	N/A	1	947	10	999
<i>Commercial<sup>3</sup></i>															
Small Retail	N/A	\$ 34	\$ 29	\$ 219	\$ 5	\$ 70	N/A	\$ 198	N/A	N/A	N/A	\$ 10	\$ 1,818	\$ 24	\$ 2,407
Medium Retail	N/A	34	29	219	5	70	N/A	198	N/A	N/A	N/A	10	2,714	33	3,312
Shopping Center	N/A	34	29	219	5	70	N/A	198	N/A	N/A	N/A	10	2,509	31	3,105
Shopping Mall	N/A	34	29	219	5	70	N/A	198	N/A	N/A	N/A	10	1,536	21	2,122
Church	N/A	\$ 34	\$ 29	\$ 219	\$ 5	\$ 70	N/A	\$ 198	N/A	N/A	N/A	\$ 10	\$ 589	\$ 12	\$ 1,166
Hospital	N/A	34	29	219	5	70	N/A	198	N/A	N/A	N/A	10	1,050	16	1,631
Nursing Home	N/A	34	29	219	5	70	N/A	198	N/A	N/A	N/A	10	384	9	958
<i>Special Cases<sup>4</sup></i>															
Drive Through (per lane)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	\$ 15,949	\$ 159	\$ 16,108
Gas Station (per pump)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	6,221	62	6,283
Motel/Hotel (per room)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	640	6	646
Golf Course (per acre)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	768	8	776

<sup>1</sup> Charged only in unincorporated areas.

<sup>2</sup> Small industrial is less than 20,000 sq. ft.; Any industrial above 20,000 square feet gets charged at the large industrial rate by land use (manufacturing, distribution or warehouse).

<sup>3</sup> Small Retail is less than 50,000 sq. ft.; Medium Retail ranges from 50,000 -100,000 sq. ft.; Shopping Center ranges from 100,000 - 300,000 sq. ft.; Shopping Mall is greater than 300,000 sq. ft.

<sup>4</sup> Charged as noted (per lane, per pump, per room or per acre), in addition to commercial fees (excluding RTIF).

**Table 3: Development Impact Fee Summary - Cities of Turlock, Oakdale, Newman and Riverbank**

Land Use	Animal Services	Behavioral Health	Criminal Justice	Detention	Emergency Services	Health	Library	Other County Facilities	Regional Parks	Neighborhood Parks <sup>1</sup>	Sheriff <sup>1</sup>	County-wide IT	RTIF	Admin Charge	Total Fee
<i>Residential (Per Dwelling Unit)</i>															
Single Family	N/A	\$ 145	\$ 126	\$ 926	\$ 19	\$ 293	\$ 416	\$ 829	\$ 236	N/A	N/A	\$ 44	\$ 3,968	\$ 70	\$ 7,072
Multifamily	N/A	101	88	647	13	205	290	579	165	N/A	N/A	31	2,432	46	4,597
<i>Nonresidential (Per Thousand Square Feet)</i>															
Office	N/A	\$ 40	\$ 34	\$ 261	\$ 6	\$ 83	N/A	\$ 235	N/A	N/A	N/A	\$ 11	\$ 3,200	\$ 39	\$ 3,909
<i>Industrial<sup>2</sup></i>															
Industrial (Small)	N/A	\$ 9	\$ 8	\$ 58	\$ 1	\$ 19	N/A	\$ 52	N/A	N/A	N/A	\$ 3	\$ 1,459	\$ 16	\$ 1,625
Industrial (Large)															
Manufacturing	N/A	13	11	84	2	27	N/A	75	N/A	N/A	N/A	4	1,536	\$ 18	\$ 1,770
Distribution	N/A	5	4	34	1	11	N/A	30	N/A	N/A	N/A	1	1,792	19	1,897
Warehouse	N/A	3	2	16	0.40	5	N/A	15	N/A	N/A	N/A	1	947	10	999
<i>Commercial<sup>3</sup></i>															
Small Retail	N/A	\$ 34	\$ 29	\$ 219	\$ 5	\$ 70	N/A	\$ 198	N/A	N/A	N/A	\$ 10	\$ 1,818	\$ 24	\$ 2,407
Medium Retail	N/A	34	29	219	5	70	N/A	198	N/A	N/A	N/A	10	2,714	33	3,312
Shopping Center	N/A	34	29	219	5	70	N/A	198	N/A	N/A	N/A	10	2,509	31	3,105
Shopping Mall	N/A	34	29	219	5	70	N/A	198	N/A	N/A	N/A	10	1,536	21	2,122
Church	N/A	\$ 34	\$ 29	\$ 219	\$ 5	\$ 70	N/A	\$ 198	N/A	N/A	N/A	\$ 10	\$ 589	\$ 12	\$ 1,166
Hospital	N/A	34	29	219	5	70	N/A	198	N/A	N/A	N/A	10	1,050	16	1,631
Nursing Home	N/A	34	29	219	5	70	N/A	198	N/A	N/A	N/A	10	384	9	958
<i>Special Cases<sup>4</sup></i>															
Drive Through (per lane)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	\$ 15,949	\$ 159	\$ 16,108
Gas Station (per pump)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	6,221	62	6,283
Motel/Hotel (per room)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	640	6	646
Golf Course (per acre)	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	768	8	776

<sup>1</sup> Charged only in unincorporated areas.

<sup>2</sup> Small industrial is less than 20,000 sq. ft.; Any industrial above 20,000 square feet gets charged at the large industrial rate by land use (manufacturing, distribution or warehouse).

<sup>3</sup> Small Retail is less than 50,000 sq. ft.; Medium Retail ranges from 50,000 -100,000 sq. ft.; Shopping Center ranges from 100,000 - 300,000 sq. ft.; Shopping Mall is greater than 300,000 sq. ft.

<sup>4</sup> Charged as noted (per lane, per pump, per room or per acre), in addition to commercial fees (excluding RTIF).

**SCHEDULE II  
STANISLAUS COUNTY  
PUBLIC FACILITIES FEES ANNUAL REPORT**

Fiscal Year 2013/2014

Activity from Original Fee Structure								
Fund	Beginning Balance	Fees Collected	Interest Earned	Adjustments	Refunds	Distributions	Net Activity	Ending Balance
6400 Inter-City Roads	\$ 201,697.96	\$ 17,310.00	\$ 2,055.43	\$ 0.00	\$ 0.00	\$ 0.00	\$ 19,365.43	\$ 221,063.39
6401 City/County Roads	7,043.29	8,555.00	2,935.90	477,018.32	0.00	0.00	488,509.22	495,552.51
6402 Jails	22,262,749.10	31,770.00	205,573.72	0.00	0.00	(1,910,518.00)	(1,673,174.28)	20,589,574.82
6403 Justice	21,482.23	3,060.00	226.53	0.00	0.00	0.00	3,286.53	24,768.76
6404 Library	2,304,381.55	10,470.00	17,622.67	0.00	0.00	(964,577.00)	(936,484.33)	1,367,897.22
6405 Parks	516,969.20	3,930.00	5,015.06	0.00	0.00	(331,053.17)	(322,108.11)	194,861.09
6406 Public Health	1,454,763.39	3,360.00	14,064.26	0.00	0.00	0.00	17,424.26	1,472,187.65
6407 Outpatient	590,467.44	1,710.00	5,710.64	0.00	0.00	0.00	7,420.64	597,888.08
6408 Other Facilities	3,139.97	4,320.00	57.36	0.00	0.00	0.00	4,377.36	7,517.33
6409 Admin Fees	1,818.88	2,122.18	28.00	0.00	0.00	(574.80)	1,575.38	3,394.26
6410 Sheriff	18,010.42	134.00	174.65	0.00	0.00	0.00	308.65	18,319.07
6411 Fire Warden	6,586.37	102.00	64.18	0.00	0.00	0.00	166.18	6,752.55
6412 Unincorp-Admin Fees	10,350.56	6.00	99.95	0.00	0.00	0.00	105.95	10,456.51
6413 Unincorp-Other Faciliti	47,637.61	0.00	459.86	0.00	0.00	0.00	459.86	48,097.47
<b>Sub-Totals</b>	<b>\$ 27,447,097.97</b>	<b>\$ 86,849.18</b>	<b>\$ 254,088.21</b>	<b>\$ 477,018.32</b>	<b>\$ 0.00</b>	<b>\$ (3,206,722.97)</b>	<b>\$ (2,388,767.26)</b>	<b>\$ 25,058,330.71</b>
Activity from New Fee Structure Effective 4/1/2003								
Fund	Beginning Balance	Fees Collected	Interest Earned	Adjustments	Refunds	Distributions	Net Activity	Ending Balance
2400 Inter-City Roads	\$ 13,516,761.36	\$ 1,446,669.33	\$ 135,755.04	\$ 0.00	\$ 0.00	\$ (204,415.54)	\$ 1,378,008.83	\$ 14,894,770.19
2401 City/County Roads	5,766,513.48	150,696.13	55,507.69	0.00	0.00	(1,277,351.74)	(1,071,147.92)	4,695,365.56
2402 Detention	6,501,114.20	240,450.21	63,905.30	0.00	0.00	0.00	304,355.51	6,805,469.71
2403 Criminal Justice	197,032.24	32,255.58	2,056.12	0.00	0.00	0.00	34,311.70	231,343.94
2404 Library	2,695,852.60	82,191.54	26,410.51	0.00	0.00	0.00	108,602.05	2,804,454.65
2405 Regional Parks	6,392,543.35	50,403.30	61,945.27	0.00	0.00	(183,754.42)	(71,405.85)	6,321,137.50
2406 Health	2,796,388.43	76,223.61	27,358.36	0.00	0.00	0.00	103,581.97	2,899,970.40
2407 Behavioral Health	68,193.50	38,135.10	840.10	0.00	0.00	0.00	38,975.20	107,168.70
2408 Other Facilities	4,742,441.91	271,447.68	43,930.08	17,922.08	0.00	(672,388.00)	(339,088.16)	4,403,353.75
2409 Admin Fees	252,480.37	15,604.27	2,178.51	0.00	0.00	(97,754.90)	(79,972.12)	172,508.25
2410 Sheriff	491,915.40	41,345.67	4,937.47	0.00	0.00	0.00	46,283.14	538,198.54
2411 Emergency Services	49,883.58	5,061.66	505.70	0.00	0.00	0.00	5,567.36	55,450.94
2412 Unincorp-Admin Fees	76,461.22	9,714.71	780.32	0.00	0.00	0.00	10,495.03	86,956.25
2413 Neighborhood Parks	559,034.41	30,906.07	5,541.93	0.00	0.00	(75,015.78)	(38,567.78)	520,466.63
2414 Animal Services	278,030.24	7,804.62	2,721.59	0.00	0.00	0.00	10,526.21	288,556.45
2415 Information Technology	23,792.66	11,122.26	282.77	0.00	0.00	0.00	11,405.03	35,197.69
<b>Sub-Totals</b>	<b>\$ 44,408,438.95</b>	<b>\$ 2,510,031.74</b>	<b>\$ 434,656.76</b>	<b>\$ 17,922.08</b>	<b>\$ 0.00</b>	<b>\$ (2,510,680.38)</b>	<b>\$ 451,930.20</b>	<b>\$ 44,860,369.15</b>
<b>TOTAL ALL FUNDS</b>	<b>\$ 71,855,536.92</b>	<b>\$ 2,596,880.92</b>	<b>\$ 688,744.97</b>	<b>\$ 494,940.40</b>	<b>\$ 0.00</b>	<b>\$ (5,717,403.35)</b>	<b>\$ (1,936,837.06)</b>	<b>\$ 69,918,699.86</b>

**SCHEDULE III  
STANISLAUS COUNTY  
PUBLIC FACILITIES FEES DISTRIBUTIONS  
Fiscal Year 2013/2014**

<b>Fund Name</b>	<b>Amount</b>	<b>Board Order #</b>	<b>% paid from PFF</b>	<b>Description</b>
Inter-City Roads	204,415.54	Annual Budget	NP	PW Engineering\Admin Costs
City/County Road	1,277,351.74	2011-231	19%	Claribel Road Widening
Jails	828,173.00	Annual Budget	NP	Debt Service Payments
	445,000.00	2013-511	2%	SB1022 Jail Financing / REACT
	637,345.00	2012-512	27%	Intake and Release Project
Library	964,577.00	2013-353	NP	Debt Service Payments
Parks	212,085.00	2012-171	31%	Frank Raines Water Filtration
	100,000.00	2012-171	100%	Laird Park
	18,968.17	2012-171	100%	Frank Raines Playground
	75,015.78	2012-171	100%	Empire Park/Bonita Ranch
	129,045.00	2012-171	100%	Wooward & Modesto Reservoir
	11,385.35	2012-171	100%	Woodward Reservoir
	37,044.49	2012-171	100%	Woodward Muirpoint / T- Island
	6,279.58	2012-171	100%	Modesto & Woodward Restrooms
Other Facilities	672,388.00	Annual Budget	NP	Debt Service Payments
Administration	77,395.78	Annual Budget	NP	Admin Charges - Planning, PW & CEO
	20,933.92	Annual Budget	NP	CAP Charges - CEO & County Counsel

**5,717,403.35      TOTAL DISTRIBUTIONS FY 2013/14**

NP = Not a project

\* Projects that have been completed under the requested amount, return the respective funds to PFF as a negative distribution.

**SCHEDULE IV  
STANISLAUS COUNTY  
Fiscal Year 2013/2014  
Accumulated Public Facility Funds  
Five Year Identification and Purpose Plan**

Fund	Fund Name	Accumulated Funds	Identification / Purpose	Beginning Year of Project	Project Budget
2400	Regional Transportation Impact Fee	\$ 9,321,635.12	Claribel Road Widening	13-14	\$ 6,800,000.00
			Crows Landing @ West Main Improvements	13-14	\$ 2,410,000.00
			Geer Rd @ Santa Fe Improvements	15-16	\$ 1,000,000.00
6400	Regional Transportation Impact Fee	\$ 172,153.64			
2401	City/County Road	\$ 4,044,291.04	Hatch Rd @ Santa Fe Improvements	13-14	\$ 1,600,000.00
			Hatch Rd Channelization - Phase II	14-15	\$ 2,530,000.00
			Keyes Interchange & Signalization	17-18	\$ 1,500,000.00
6401	City/County Road	\$ 469,793.54			
6402	Jails	\$ 19,562,224.17	Public Safety Center Jail Construction	14-18	\$ 125,422,460.00
2402	Detention	\$ 5,732,088.42			
6403	Criminal Justice	9,320.40	Re-Entry and Enhanced Alternatives to Custody Training Center Equipment	14-18	\$ 161,350.00
2403	Criminal Justice	\$ 117,521.22			
6410	Sheriff	\$ 16,237.21	Coroner's Facility - Equipment	15-16	\$ 414,063.94
2410	Sheriff-Patrol	\$ 397,826.73			
2411	Emergency Services	\$ 36,991.66	California Emergency Management System	14-17	\$ 50,000.00
6411	Fire Warden	\$ 4,707.56	Retrofit Bauer Drive Trailer with Breathing Air Unit	14-17	\$ 4,707.56
6404	Library	\$ 1,206,889.18	Debt Service Payments	14-16	\$ 1,367,897.00
2404	Library	\$ 2,434,267.54	Debt Service Payments	15-18	\$ 2,557,766.00
6405	Parks	\$ 144,664.93	Modesto Reservoir Fuel Dock Readers	14-15	\$ 90,732.00
			Modesto 200 Gallon Skid Sprayer	14-15	\$ 9,484.01
			Regional parks vehicles and equipment	15-16	\$ 44,448.92
2413	Neighborhood Parks	\$ 412,964.67	Empire Park Walking Path and Solar lights	14-15	\$ 138,000.00
				14-15	\$ 50,000.00
			Broadway Park - Non-potable Water Irrigation	15-16	\$ 124,964.67
			Community Park Improvements	15-16	\$ 100,000.00
			Fairview Park Amenities	15-16	\$ 100,000.00
2405	Regional Parks	\$ 5,793,344.13	Master Plan Infrastructure Upgrades	14-16	\$ 1,000,000.00
			Community Parks Amenities	14-16	\$ 36,344.13
			Regional Parks Fencing	15-16	\$ 72,000.00
				15-16	\$ 72,000.00
			Frank Raines Potable Water to Day Use Area Plan & Develop T-Island (41) and Muir Point (21) for a total of 61 hook-ups	15-16	\$ 2,500,000.00
			Frank Raines Generator	15-16	\$ 200,000.00
			Woodward Water System - Bayview	15-16	\$ 500,000.00
			Woodward Electrical to Bayview Project	15-16	\$ 500,000.00
			Frank Raines Security	15-16	\$ 10,000.00
			Frank Raines Dump Truck Match	15-16	\$ 25,000.00
			Modesto Reservoir amenities (electrical, water, showers)	15-16	\$ 750,000.00
6406	Public Health	\$ 1,403,876.08	Laboratory Information System	14-15	\$ 327,544.00
			Turlock Medical Office Replacement	15-16	\$ 1,000,000.00
			Health Services Facility Planning	15-16	\$ 1,178,555.82
			Clinic Expansion & System Redesign	15-16	\$ 2,000,000.00
2406	Health	\$ 2,536,188.68			
6407	Out Patient	\$ 566,035.06			
2408	Other Facilities	\$ 3,238,075.08	Debt Service Public Administration Building	13-18	\$ 3,238,075.08
6412	Administration (Unincorporated)	\$ 9,965.96	PW Development Services & Admin Costs	14-15	\$ 9,965.96
2412	Administration (Unincorporated)	\$ 57,394.37	PW Development Services & Admin Costs	14-15	\$ 57,394.37
2409	Administration	\$ 68,871.87	Legal, Admin, & Accounting Costs for PFF	14-15	\$ 68,871.87
6413	Other Facilities (Unincorporated)	\$ 46,114.21	Debt Service Public Administration Building	13-18	\$ 46,114.21
2414	Animal Services	\$ 253,457.48	Debt Service Animal Services Facility	14-15	\$ 253,457.48
<b>PFF policy provides for all plans to be presented to the Board individually for approval prior to expenditure</b>					