



Detached Accessory Dwelling Unit (ADU) Checklist

Are you thinking about building a Detached Accessory Dwelling Unit (ADU) but don't know where to begin? This checklist may help answer questions you may have about your property and building an ADU.

FEES:	Y	N
<p>1. Plan Check Fee: Plan Check Fee is based on the construction valuation of the entire project. The fees are calculated upon receiving the Permit Application and shall be paid prior to processing the Application or starting the review process.</p> <p>https://www.morgan-hill.ca.gov/DocumentCenter/View/35697/Plan-Review-Fee-Schedule---Multi-Dept</p>		
<p>2. Permit Fee: Permit Fee is based on the construction valuation of the entire project. The fees are calculated upon approval of the Permit Application and shall be paid prior to Permit issuance.</p> <p>https://www.morgan-hill.ca.gov/DocumentCenter/View/35535/Building-Combo-Permit-Fee-Schedule-PDF</p>		
<p>3. Impact Fees: Is the ADU floor area greater than or equal to 750 square feet (SF)?</p> <p style="padding-left: 40px;">If “yes”, impact fees for the ADU will be required. The impact fees will be in proportion to the existing primary dwelling’s floor area. Payment of the ADU’s impact fees shall be paid prior to Building Final.</p> <p style="padding-left: 40px;">If “no”, there will be no impact fees due for the ADU.</p> <p style="text-align: center;">SEE IMPACT FEE SCHEDULE AT THE END OF THIS CHECKLIST</p>		
<p>4. Does this project include more than 499 square feet of residential space?</p> <p style="padding-left: 40px;">If “Yes”, Morgan Hill Unified School District Fees will be required. Contact Morgan Hill Unified School District at 408-201-6085 for those fees.</p>		

HAZARDS:		
<p>5. Is the project located in the Fire Hazard area? If not sure, contact Building at: permits@morganhill.ca.gov</p> <p>If “Yes”, the project shall be designed to comply with the Wildland Urban Interface requirements found in California Residential Code section R337.</p>	Y	N
<p>6. Is the project located in a Geological Hazard area? If not sure, contact Building at: permits@morganhill.ca.gov</p> <p>If “Yes”, the project shall comply with MHMC 18.70 Chapter 18.70 - GEOLOGIC HAZARDS Code of Ordinances Morgan Hill, CA Municode Library A geological report from a registered geotechnical engineer or engineering geologist is required.</p>		
<p>7. Is this project located in the Hillside Combining District? If not sure, contact Planning at: planning@morganhill.ca.gov</p> <p>If “Yes”, the project shall comply with MHMC 18.30.040 Chapter 18.30 - OVERLAY ZONES AND COMBINING DISTRICTS Code of Ordinances Morgan Hill, CA Municode Library Modification of slopes in this area is restricted. Contact the Planning Department at Planning@morganhill.ca.gov for additional information.</p>		
<p>8. Street and Sidewalk Development (MHMC 12.02): Does the construction valuation exceed 50% of the structural valuation of the existing primary dwelling OR does the new ADU’s floor area exceed 25% of the existing floor area of the existing primary dwelling?</p> <p>If “yes”, potential public works’ improvements along the street frontage(s) (if any) may be required and determined at Building plan review stage.</p> <p>If “no”, no street frontage improvement work beyond the ADU-related improvements will be required.</p>		
<p>9. Easements: Does property have existing easements on the property?</p> <p>If not sure, contact Planning at planning@morganhill.ca.gov</p> <p>If “yes”, the ADU’s location and any related work shall not conflict, impair the use of, or are inconsistent with the purposes of the existing easement(s).</p> <p>If “no”, there no easement considerations required.</p>		
<p>10. Flood Zone: Is the ADU construction for a detached ADU and located within a Special Flood Hazard Area or Floodway Area shown on the Federal Emergency Management Agency’s (FEMA) Flood Insurance Rate Maps (FIRM)?</p> <p>If “yes”, the project is subject to the floodplain management regulations specified in chapter 15.80 “Flood Damage Prevention” of the Morgan Hill Municipal Code. The project, at a minimum, shall provide finished floor elevations of the ADU and any of the ADU’s support utilities/pads.</p> <p>Additional floodplain development requirements will be determined at Building plan review stage.</p>		

<p>If “no”, there are no floodplain development requirements.</p>		
<p>UTILITIES:</p>	Y	N
<p>11. Is the existing property connected to City sanitary sewer? See city water bill for sewer charges.</p> <p>If “Yes”, the existing Building Sewer is required to be 4” to support more than 3 water closets (toilets). The ADU is required to be tied to the existing Building Sewer between the street and the existing house.</p> <p>If “No”, contact Santa Clara County Department of Environmental Health for on-site septic system requirements at Land Use Program - Onsite Wastewater Treatment Systems - Consumer Protection Division - County of Santa Clara (sccgov.org)</p>		
<p>12. Water Meter: Is the ADU detached/physically separate from the primary dwelling?</p> <p>If “yes”, the detached ADU will be required to have a dedicated water meter for the ADU. The dedicated water meter options are: 1) a new City meter (1” minimum) and lateral (1” minimum) per current City standards OR 2) a new private submeter that is connected to the existing primary dwelling’s building water line.</p> <p>If a private submeter is selected for the detached ADU:</p> <ol style="list-style-type: none"> 1. The primary dwelling’s City meter and lateral shall be a minimum 1”. If the existing City meter and lateral are less than 1”, the Applicant will be required to upgrade the existing meter and lateral service a minimum 1” size. 2. The property owner is required to obtain an “Annual Water Submeter Permit” from the Environmental Services Division prior to Building permit issuance. <p>If “no”, no separate water metering will be for the ADU.</p>		
<p>13. Does the existing dwelling unit have fire sprinklers?</p> <p>If “Yes”, the ADU is required to be fire sprinklered</p>		
<p>14. Will the proposed ADU be located within 600’ of a fire hydrant (CFC 507.5.1 Exc.1)?</p> <p>If “No”, contact Fire Prevention at permits@morganhill.ca.gov</p>		
<p>15. Does the property have an adequate Electrical Service to support the additional electrical loads of the ADU?</p> <p>To find out: Please complete the electrical service load calculations sheet found https://www.morgan-hill.ca.gov/DocumentCenter/View/41518/Residential-Electrical-Service-Load-Calculations for the existing dwelling and the proposed ADU. If combined total loads exceed the Electrical Service size, the electrical service will need to be upgraded. Contact PG&E if an electrical service upgrade is proposed.</p>		

<p>Note: All <i>detached</i> ADU's are required to comply with MHMC 15.63 Prohibition of Natural Gas Infrastructure. Chapter 15.63 - PROHIBITION OF NATURAL GAS INFRASTRUCTURE IN NEW BUILDINGS Code of Ordinances Morgan Hill, CA Municode Library</p>	Y	N
<p>16. Project is required to comply with Morgan Hill Municipal Code 15.63 Chapter 15.63 - PROHIBITION OF NATURAL GAS INFRASTRUCTURE IN NEW BUILDINGS Code of Ordinances Morgan Hill, CA Municode Library Gas appliances and infrastructure are prohibited, unless the existing electrical service is not adequate to supply the additional loads of an ADU. Justification of the inadequate service is required to be shown through electrical service load calculations. Worksheet located here: https://www.morgan-hill.ca.gov/DocumentCenter/View/41518/Residential-Electrical-Service-Load-Calculations</p>		
<p>17. Encroachment Permit: Will the ADU require any work in the City's right-of-way (ROW) or on any existing City improvements? If "yes", the work shall be completed under a separate City encroachment permit application for City review and approval. All work within the City's ROW shall be performed in conformance with current City standards. For more information on the City's encroachment permit: https://www.morgan-hill.ca.gov/753/Encroachment-Permit-Application-Process If "no", no separate City encroachment permit will be required.</p>		
<p>18. Street Moratorium: Will the ADU require any work on a city street(s) that were recently improved within the last five years and are on the City's Street moratorium list? If "yes", the street cut/excavation may not be allowed unless an exception is approved by the City Engineer. If an exception is allowed by the City Engineer, the repair and extents to restore the pavement to its pre-excavation condition shall be approved by the City Engineer. If "no", the street restoration shall conform to current City standards.</p>		
<p>DESIGN CRITERIA:</p>		
<p>19. Building Codes: All ADU must be designed and constructed to comply with the most current edition of the California Building Standards Codes as adopted and amended by Chapter 15 of the Morgan Hill Municipal Code.</p>		
<p>20. Stormwater Management: All ADU construction projects shall comply with the California Regional Water Quality Control Board Central Coast Region Resolution No. R3-2013-0032 as documented by the Stormwater Management Guidance Manual for Low Impact Development and Post-Construction Requirements. The manual may be obtained at the following URL: http://www.morganhill.ca.gov/DocumentCenter/View/12671 a. All projects shall provide the impervious surfaces table show below:</p>		

Impervious Surfaces	Proposed Surfaces		Total Proposed Impervious Surface [new + replaced]
	New ¹ (sq. ft.)	To Be Replaced ² (sq. ft.)	
Roof Area			
Parking			
Sidewalks, Patios, Driveways, etc.			
Public or Private Streets			
Impervious Surfaces Total			

b. If the total proposed impervious surface area (new and replaced) is equal to or greater than 2,500 SF, the project will be required to meet Central Coast Stormwater Post-Construction Requirements.

<p>21. Grading & Drainage: Is the ADU an addition to the primary dwelling, a detached ADU, or an ADU renovation of the primary dwelling with exterior surface improvements? If “yes”, the project will be required to show drainage patterns/facilities around the ADU’s perimeter and confirm there will be no cross-lot drainage with neighboring lots. If “no”, a grading/drainage plan will not be required.</p>	Y	N
<p>22. Erosion & Sediment Control BMPs: Is the ADU construction less than 1 acre of soil disturbance? If “yes”, the project shall include the “Blueprint for a Clean Bay” in the building plans. If “no”, the project shall be required to develop a Stormwater Pollution Prevention Plan (SWPPP) and apply for Construction General Permit (CGP) coverage with the State Water Resources Control Board (SWRCB).</p>		
<p>23. Driveway/Parking Access: Will the ADU require new on-site parking and new/revised driveway approach access? 1 space (covered or uncovered) is required unless the property is within ½ mile of public transit. If “yes”, the new/revised driveway approach access shall be reviewed and approved by the City. All driveway approaches shall conform with current City standards.</p>		

	Y	N															
<p>24. Zoning: The rules that apply to a detached accessory unit depend on the Zoning of your property and the number of bedrooms. A detached accessory unit can be a newly constructed unit, or the conversion of an <i>existing permitted</i> detached garage or accessory structure. Contact a Planning staff member at planning@morganhill.ca.gov to determine the Zoning designation for the proposed location of the ADU. Questions/information you should ask and have available:</p> <ul style="list-style-type: none"> • What is the Zoning designation of my property? • I would like to build a detached ADU with X numbers of bedrooms • Structure will be new or is an existing permitted structure 																	
<p>25. Maximum Size: What is the maximum allowable size of a detached ADU in accordance with the Zoning and number of bedrooms? An ADU of 850 square feet or less is not subject to maximum building coverage limitations.</p> <table border="1" data-bbox="321 766 1333 1119"> <thead> <tr> <th>zoning</th> <th>Maximum Size</th> <th></th> </tr> </thead> <tbody> <tr> <td>RE 1U</td> <td>1,200 sq. ft</td> <td><input type="checkbox"/></td> </tr> <tr> <td>RE 2.5</td> <td>1,000 sq. ft</td> <td><input type="checkbox"/></td> </tr> <tr> <td>RE 1</td> <td>1 BR 900 sq. ft 2 BR 1000 sq. ft</td> <td><input type="checkbox"/></td> </tr> <tr> <td>All other Residential Zoning Districts</td> <td>1 BR 850 sq. ft 2 BR 1000 sq. ft</td> <td><input type="checkbox"/></td> </tr> </tbody> </table> <p><u>Please note:</u> The conversion of an existing accessory structure is not subject to unit size requirements. Contact Planning at planning@morganhill.ca.gov for details.</p>	zoning	Maximum Size		RE 1U	1,200 sq. ft	<input type="checkbox"/>	RE 2.5	1,000 sq. ft	<input type="checkbox"/>	RE 1	1 BR 900 sq. ft 2 BR 1000 sq. ft	<input type="checkbox"/>	All other Residential Zoning Districts	1 BR 850 sq. ft 2 BR 1000 sq. ft	<input type="checkbox"/>		
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<p>26. Setback from Side & Rear Property Line:</p> <table border="1" data-bbox="321 1289 1333 1493"> <thead> <tr> <th>ADU Type</th> <th>Side, Corner, and Rear Setbacks</th> </tr> </thead> <tbody> <tr> <td>ADU (16' or less in height)</td> <td>4 – feet</td> </tr> <tr> <td>ADU (Greater than 16' in height)</td> <td>Same as for Primary Dwelling</td> </tr> <tr> <td>Convert existing Permitted Detached Garage or Accessory Structure</td> <td>Allowed within same footprint</td> </tr> </tbody> </table>	ADU Type	Side, Corner, and Rear Setbacks	ADU (16' or less in height)	4 – feet	ADU (Greater than 16' in height)	Same as for Primary Dwelling	Convert existing Permitted Detached Garage or Accessory Structure	Allowed within same footprint									
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<p>27. Is the proposed ADU located closer than 5' to the property line? If "Yes", the Wall and Overhang projections shall comply with California Residential Code R302.1 for fire-resistance construction.</p>																	
<p>28. Is the proposed ADU closer than 6' to the existing dwelling unit? If "Yes", the Wall and Overhang projections shall comply with California Residential Code R302.1 for fire-resistance construction.</p>																	
<p>29. Project is required to comply with the Morgan Hill Municipal Code (MHMC) 15.65 Sustainable Building Regulations:</p>																	

<p>https://library.municode.com/ca/morgan_hill/codes/code_of_ordinances?nodeId=TIT15BUCO_CH15.65SUBURE</p> <p>Provide a Build It Green Checklist identifying how this project will score a minimum of 70 Build It Green points. Link to Build It Green website: Documents & Checklists (builditgreen.org)</p>		
<p>30. Project is required to comply with the California Green Building Code. Include a CalGREEN Mandatory Measures Check List in the Plans, https://aiacalifornia.org/calgreen-checklists/ and submit the Construction Waste Management Plan form. https://www.morgan-hill.ca.gov/DocumentCenter/View/21377/Construction-Waste-Management-Plan?bidId=</p>	Y	N
<p>31. Project is required to comply with the California Energy Code. Energy compliance forms shall be included in the plans. Contact an Energy Code Consultant or go to the Energy Code Ace - Home Page for more information.</p> <p>*Note: Photovoltaic Solar is required for all new residential units</p>		
SUBMITTAL REQUIRMENTS:		
<p>All ADU'S must be designed and constructed to comply with the above items and the most current edition of the California Building Standards Codes as adopted and amended by Chapter 15 of the Morgan Hill Municipal Code. Detailed plans and documentation shall be submitted to show compliance with these requirements. If you are unfamiliar with these requirements, it is recommended you hire a Design Professional. A typical Plan Set would include the following Plans and Documents:</p> <ul style="list-style-type: none"> • Permit Application • Site Plan • Floor Plan • Elevation Plan • Section Plan • Electrical Plan and Calculations • Foundation Plan • Floor Framing Plan • Roof Framing Plan • Shear Wall Plan • Energy Compliance Forms • Structural Calculations (non-prescriptive design) • Soils Report (Geohazard Areas) • Build It Green Checklist • CalGREEN Mandatory Measure Checklist • Construction Waste Management Plan form <p>To start the Permitting process the Plans and Documents need to be in a PDF format and submitted to the Permits@morganhill.ca.gov email.</p>		

Detached ADU Checklist Attachment: Sample Engineering Impact Fee Estimate



CITY OF MORGAN HILL PUBLIC WORKS DEPARTMENT

17575 Peak Avenue Morgan Hill CA 95037 - Office (408) 778-6480 Fax (408) 779-7236

FEE SCHEDULE: 07.01.2022

PROJECT INFO

TRACT # / APN:	123-456-789
ADDRESS / LOT:	123 Anywhere Street (The Existing Primary Dwelling is 2,000 Square Feet, 3-bedroom home)
PROJECT DESC:	New 1000 Square Foot DETACHED Accessory Dwelling Unit (ADU)

APPLICANT INFO

APPLICANT NAME:	SAMPLE ONLY
MAILING ADDRESS:	
CITY, STATE, ZIP:	
PHONE NUMBER:	

DATE PREPARED:

EXPIRATION DATE:

CALCULATED BY:

CHECKED BY:

BUILDING PERMIT #:

BLD PERMIT DATE:

SAMPLE ONLY

THIS FEE SCHEDULE IS ESTIMATE ONLY

IF BOX ABOVE CHECKED: FEE SCHEDULE IS ONLY FOR ESTIMATE PURPOSES. FEE SCHEDULE CALCULATED BASED ON INFORMATION PROVIDED TO CITY BY APPLICANT. FINAL FEE SCHEDULE MAY DIFFER BASED UPON CHANGE IN SCOPE OF PROJECT.

SEWER IMPACT FEES WITHIN RDA BOUNDARY

CHECK APPLICABLE SCENARIO BELOW

COMMERCIAL OR INDUSTRIAL WITHIN RDA BOUNDARY

SEWER IMPACT FOR COMMERCIAL & INDUSTRIAL PROJECTS TEMPORARILY ADJUSTED TO \$0 EFFECTIVE 02/05/07 PER RES# 6082.

RESIDENTIAL PROJECTS WITHIN RDOS DOWNTOWN AREA

SEWER IMPACT FOR SINGLE-FAMILY AND MULTI-FAMILY RESIDENTIAL TEMPORARILY ADJUSTED TO \$0 EFFECTIVE 02/05/07.

NOT IN RDA AREA BOUNDARY

** BOTH NORMAL FEES AND ADJUSTED FEES ARE SUBJECT TO ANNUAL CPI INCREASES.

COMMERCIAL OR INDUSTRIAL SHELL

MULTI-FAMILY IS DEFINED AS ANY UNIT WITH TWO BEDROOMS OR LESS.
SINGLE FAMILY IS DEFINED AS ANY UNIT WITH 3 BEDROOMS OR MORE.

Engineering Impact Fee Ratio = ADU Floor Area ÷ Primary Floor Area (includes attached garage area)
1000 Square Feet ÷ 2000 Square Feet = 0.50 *Will be applied to all "Single Family" Impact Fees*
See fees #4 - #12 Listed Below & see page 4 for the impact fee estimate total

1. METER DEPOSIT (149): 650-37672 Subtotal: \$0

1"	\$527	x	<u>0</u>	=	<u>\$0</u>
1 1/2"	\$1,645	x	<u>0</u>	=	<u>\$0</u>
2"	\$1,857	x	<u>0</u>	=	<u>\$0</u>
3" or larger-Time & Material + Meter Cost				=	<u>\$0</u>

METER CREDITS \$0 / x 0 / = \$0

2. BACKFLOW CONST. INSPECTION (154): 650-37859 Subtotal: \$0

\$76 x 0 Each = \$0

3a. WATER FRONTAGE CHARGE (146): 650-37663 Subtotal: \$0

1 Side	\$82	x	<u>0</u>	LF	=	<u>\$0</u>
2 Sides	\$45	x	<u>0</u>	LF	=	<u>\$0</u>

3b. SEWER FRONTAGE CHARGE (146): 640-37663 Subtotal: \$0

1 Side	\$82	x	<u>0</u>	LF	=	<u>\$0</u>
2 Sides	\$45	x	<u>0</u>	LF	=	<u>\$0</u>

3c. STORM FRONTAGE CHARGE (135): 304-37663 Subtotal: \$0

1 Side	\$134	x	<u>0</u>	LF	=	<u>\$0</u>
2 Sides	\$65	x	<u>0</u>	LF	=	<u>\$0</u>

3d. UNDERGROUNDING UTILITIES (145): 350-37648 Subtotal: \$0

1 Side	\$845	x	<u>0</u>	LF	=	<u>\$0</u>
2 Sides	\$427	x	<u>0</u>	LF	=	<u>\$0</u>

Detached ADU Checklist Attachment: Sample Engineering Impact Fee Estimate

4. WATER IMPACT FEE: 651-37648 Subtotal: \$2,132

Single Family	\$4,264	/DU	x	0.5	DU	=	\$2,132
Multi Family	\$3,847	/DU	x	0	DU	=	\$0
Senior/Downtown	\$3,847	/DU	x	0	DU	=	\$0
Commercial	\$12,104	/AC	x	0	AC	=	\$0
Industrial	\$12,104	/AC	x	0	AC	=	\$0
Office	\$12,104	/AC	x	0	AC	=	\$0
Auto Dealership	\$12,104	/AC	x	0	AC	=	\$0
Hotel	\$12,104	/AC	x	0	AC	=	\$0

WATER CREDITS \$0 / x 0 / = \$0

5. SEWER IMPACT FEE: 641-37648 Subtotal: \$8,344

Single Family	\$16,687	/DU	x	0.5	DU	=	\$8,344
Multi Family	\$14,123	/DU	x	0	DU	=	\$0
Senior/Downtown	\$14,123	/DU	x	0	DU	=	\$0
Commercial	\$54.95	/GPD	x	0	GPD	=	\$0
Industrial	\$54.95	/GPD	x	0	GPD	=	\$0
Office	\$54.95	/GPD	x	0	GPD	=	\$0
Auto Dealership	\$54.95	/GPD	x	0	GPD	=	\$0
Hotel	\$54.95	/GPD	x	0	GPD	=	\$0

SEWER CREDITS \$0 / x 0 / = \$0

RDA SEWER CREDIT

Single Family	\$16,687	/DU	x	0	DU	=	\$0
Multi Family	\$14,123	/DU	x	0	DU	=	\$0
Commercial	\$54.95	/GPD	x	0	GPD	=	\$0
Industrial	\$54.95	/GPD	x	0	GPD	=	\$0
Office	\$54.95	/GPD	x	0	GPD	=	\$0
Auto Dealership	\$54.95	/GPD	x	0	GPD	=	\$0
Hotel	\$54.95	/GPD	x	0	GPD	=	\$0

6. STORM DRAIN IMPACT FEE: 303-37648 Subtotal: \$1,058

Single Family	\$2,115	/DU	x	0.5	DU	=	\$1,058
>1,200 SF Multi Family	\$1,204	/DU	x	0	DU	=	\$0
< 1,200 SF Multi Family	\$560	/DU	x	0	DU	=	\$0
>1,200 SF Senior/Downtown	\$1,204	/DU	x	0	DU	=	\$0
< 1,200 SF Senior/Downtown	\$560	/DU	x	0	DU	=	\$0
Commercial	\$22,901	/ACRE	x	0	AC	=	\$0
Industrial	\$16,861	/ACRE	x	0	AC	=	\$0
Office	\$22,901	/ACRE	x	0	AC	=	\$0
Auto Dealership	\$22,901	/ACRE	x	0	AC	=	\$0
Hotel	\$339	/ROOM	x	0	RM	=	\$0

STORM CREDITS \$0 / x 0 / = \$0

7. TRAFFIC IMPACT FEE: 309-37648 Subtotal: \$1,838

Single Family	\$3,675	/DU	x	0	DU	=	\$0
>1,200 SF Multi Family	\$2,277	/DU	x	0	DU	=	\$0
< 1,200 SF Multi Family	\$1,434	/DU	x	0	DU	=	\$0
>1,200 SF Senior/Downtown	\$2,277	/DU	x	0	DU	=	\$0
< 1,200 SF Senior/Downtown	\$1,434	/DU	x	0	DU	=	\$0
Secondary DU	\$3,675	/DU	x	0.5	DU	=	\$1,838
Commercial	\$3,675	/PHT	x	0	PHT	=	\$0
Industrial	\$3,675	/PHT	x	0	PHT	=	\$0
Office	\$3,675	/PHT	x	0	PHT	=	\$0
Auto Dealership	\$3,675	/PHT	x	0	PHT	=	\$0
Hotel	\$3,675	/PHT	x	0	PHT	=	\$0

TRAFFIC CREDITS \$0 /PHT x 0 PHT = \$0

8a. PARK IMPACT FEE: 301-37648 Subtotal: \$3,164

Subdivision: Single Family	\$6,327	/DU	x	0	DU	=	\$0
Multi Family	\$6,096	/DU	x	0	DU	=	\$0
Senior/Downtown	\$4,175	/DU	x	0	DU	=	\$0
Secondary DU	\$6,327	/DU	x	0.5	DU	=	\$3,164
No Subdivision Single Family	\$4,600	/DU	x	0	DU	=	\$0
Multi Family	\$4,437	/DU	x	0	DU	=	\$0
Senior/Downtown	\$3,036	/DU	x	0	DU	=	\$0
Secondary DU	TBD	/DU	x	0	DU	=	\$0

PARK CREDITS \$0 / x 0 / = \$0

8b. Quimby Fee Subtotal: \$0

\$0 / x 0 = \$0

Detached ADU Checklist Attachment: Sample Engineering Impact Fee Estimate

8c. PARK MAINTENANCE DEV. FEE:				302-37649	Subtotal:	<u>\$0</u>
	\$0	/	x 0	EAU	=	\$0
9. PUBLIC FACILITIES IMPACT FEE:				347-37648	Subtotal:	\$301
Single Family	\$602	/DU	x 0	DU	=	\$0
Multi Family	\$580	/DU	x 0	DU	=	\$0
Senior/Downtown	\$398	/DU	x 0	DU	=	\$0
Secondary DU	\$602	/DU	x 0.5	DU	=	\$301
Commercial	\$1,327	/ACRE	x 0	AC	=	\$0
Industrial	\$1,857	/ACRE	x 0	AC	=	\$0
Office	\$1,577	/ACRE	x 0	AC	=	\$0
Auto Dealership	\$532	/ACRE	x 0	AC	=	\$0
Hotel	\$15	/ROOM	x 0	RM	=	\$0
PUBLIC FACILITIES CREDITS	\$0	/	x 0	/	=	\$0
10. LIBRARY IMPACT FEE:				348-37648	Subtotal:	\$1,162
Single Family	\$2,324	/DU	x 0	DU	=	\$0
Multi Family	\$2,238	/DU	x 0	DU	=	\$0
Senior/Downtown/SDU	\$1,532	/DU	x 0	DU	=	\$0
Secondary DU	\$2,324	/DU	x 0.5	DU	=	\$1,162
LIBRARY CREDITS	\$0	/	x 0	/	=	\$0
11. COMMNTY/REC CNTRS IMPACT FEE:				360-37648	Subtotal:	\$2,155
Single Family	\$4,309	/DU	x 0	DU	=	\$0
Multi Family	\$3,781	/DU	x 0	DU	=	\$0
Senior/Downtown	\$2,853	/DU	x 0	DU	=	\$0
Secondary DU	\$4,309	/DU	x 0.5	DU	=	\$2,155
COMMNTY/REC CNTRS CREDITS	\$0	/	x 0	/	=	\$0
12. PUBLIC SAFETY FACILITIES IMPACT FEE:				315-37648	Subtotal:	\$1,058
Single Family	\$2,115	/DU	x 0	DU	=	\$0
>1,200 SF Multi Family	\$1,870	/DU	x 0	DU	=	\$0
< 1,200 SF Multi Family	\$1,400	/DU	x 0	DU	=	\$0
>1,200 SF Senior/Downtown	\$1,870	/DU	x 0	DU	=	\$0
< 1,200 SF Senior/Downtown	\$1,400	/DU	x 0	DU	=	\$0
Secondary DU	\$2,115	/DU	x 0.5	DU	=	\$1,058
Commercial	\$11,818	/ACRE	x 0	AC	=	\$0
Industrial	\$14,184	/ACRE	x 0	AC	=	\$0
Office	\$14,168	/ACRE	x 0	AC	=	\$0
Auto Dealership	\$5,668	/ACRE	x 0	AC	=	\$0
Hotel	\$65	/ROOM	x 0	RM	=	\$0
POLICE CREDITS	\$0	/	x 0	/	=	\$0
13. ENGINEERING & INSPECTION FEE (112):				206-38734	Subtotal:	\$0
ENGR ESTIMATE:	<u>\$0</u>	35.29%	\$1	to \$100,000	=	\$0
ENGR EST. DATE:	<u> </u>	18.16%	\$100,001	to \$200,000	=	\$0
		13.74%	\$200,001	to \$500,000	=	\$0
		11.56%	\$500,001	\$1,000,000	=	\$0
		1.98%	\$1,000,001	\$5,000,000	=	\$0
		4.63%	over	\$5,000,000	=	\$0
DEPOSIT PAID					=	\$0
14. LONG RANGE PLANNING FEE (127):				207-37912	Subtotal:	\$0
			LONG RANGE PLANNING FEE (15% of E&I)	=	\$0	
15. GIS FEE (128):				206-37913	Subtotal:	\$0
			GIS/TECHNOLOGY FEE (5% of E&I)	=	\$0	
16. MAP CHECK FEE (101):				206-38716	Subtotal:	\$0
		PARCEL MAP:	\$8,725	=	\$0	
		TRACT MAP:	\$10,309	=	\$0	

Detached ADU Checklist Attachment: Sample Engineering Impact Fee Estimate

17. OTHER FEES:				Subtotal: <u> </u> \$0
Certificate of Compliance (94)	\$ 6,875	206-38712	=	<u> </u> \$0
Parcel Map - Lot Line Adjustment (100)	\$ 7,396	206-38712	=	<u> </u> \$0
Additional Plan Review (105)	\$ 230 /hr	206-38734	=	<u> </u> \$0
- 4th submittal and up, at \$230/hr with 2 hour minim charge, OT at \$265/hr				
Plan Revisions (114)	\$ 230 /hr	206-38719	=	<u> </u> \$0
- Revision after approval of public improvement plans, at \$230/hr with 2 hour minim charge, OT at \$265/hr				
Engineering Services:				
- Consultation (102)	see appl.	206-38719	=	<u> </u> \$0
- Preliminary Review (103)	\$ 2,300	206-38719	=	<u> </u> \$0
- Preliminary Impact Fee Est. (104)	\$ 345	206-38719	=	<u> </u> \$0
- Complexity Fee (106)	\$ 265 /hr	206-38719	=	<u> </u> \$0
- Re-inspection Fee (107)		206-38734	=	<u> </u> \$0
Public Easement Review (113)	\$ 3,106	206-38737	=	<u> </u> \$0
Street Vacation Review (115)	\$ 8,972	206-38737	=	<u> </u> \$0
Easement Abandonment (116)	\$ 8,972	206-38737	=	<u> </u> \$0
Plan Revision Review (114)	\$ 230 /hr	206-38719	=	<u> </u> \$0
Plan Revision Review OT(114)	\$ 265 /hr	206-38719	=	<u> </u> \$0
Reimbursement Agreement (119)	\$ 4,946	206-38741	=	<u> </u> \$0
FEMA Compliance (110)				
- New Structure Application	\$ 965	206-38725	=	<u> </u> \$0
- New ADU Application	\$ 735	206-38725	=	<u> </u> \$0
- Improvement of Existing Structure				
Non substantial Imp - minor	\$ 549	206-38725	=	<u> </u> \$0
Non substantial Imp - major	\$ 779	206-38725	=	<u> </u> \$0
Substantial Imp	\$ 1,252	206-38725	=	<u> </u> \$0
Substantial Imp (ADU)	\$ 850	206-38725	=	<u> </u> \$0
FEMA Elevation Certificate	\$ 633	206-38725	=	<u> </u> \$0
FEMA Flood Field Inspection	\$ 575	206-38725	=	<u> </u> \$0
FEMA Flood Study Valley Water Coord.	\$ 1,495	206-38725	=	<u> </u> \$0
FEMA Flood Study SCVWD	\$ 920	206-38725	=	<u> </u> \$0
FEMA Pub. Outreach LOMR/F	\$ 1,380	206-38725	=	<u> </u> \$0
BFE Det for A and D without BFE	\$ 460	206-38725	=	<u> </u> \$0
SWRMP Review Tier 1 (111)	\$ 2,645	206-38734	=	<u> </u> \$0
SWRMP Review Tier 2 (111)	\$ 6,901	206-38734	=	<u> </u> \$0
SWRMP Review Tier 3 (111)	\$ 9,892	206-38734	=	<u> </u> \$0
SWRMP Review Tier 4 (111)	\$ 11,962	206-38734	=	<u> </u> \$0
SWPPP Document Review 1st	\$ 1,269	232-37687	=	<u> </u> \$0
SWPPP Document Review 2nd	\$ 787	232-37687	=	<u> </u> \$0
SWPPP Offsite Inspection - 6 month	\$ 6,347	232-37688	=	<u> </u> \$0
SWPPP Offsite Inspection - 12 month	\$ 12,695	232-37688	=	<u> </u> \$0
SWPPP Offsite Inspection - 24 month	\$ 25,390	232-37688	=	<u> </u> \$0
Post Construction BMP Initial/Base Setup	\$ 620	206-38734	=	<u> </u> \$0
Post Construction Each Additional BMP	\$ 124 /BMP	206-38734	=	<u> </u> \$0
Assessment District (137)	see appl.	206-38719	=	<u> </u>
Private Sanitary Agreement (138)	\$ 2,645	206-38719	=	<u> </u>
SW O&M Agreement (139)	\$ 2,070	206-38719	=	<u> </u>
RDCS School Pedestrian Safety	\$	355-37655	=	<u> </u> \$0
RDCS Public Facilities	\$	346-37649	=	<u> </u> \$0
RDCS Park Development	\$	302-37649	=	<u> </u> \$0
RDCS Public Facilities Circulation	\$	346-37649	=	<u> </u> \$0
RDCS LED Streetlight Fund	\$	010-37722	=	<u> </u> \$0

TOTAL FEES DUE: **\$21,209**

Notes & Comments:
