

DEVELOPMENT FEE SUMMARY 2018-2019

CITY OF WATSONVILLE – *Community Development Department*

250 Main Street, Watsonville CA 95076
(831) 768-3050



This reference is a summary of common development and impact fees.
Actual project fees are calculated from submittal plans.
Additional fees may include permits, plan review, and inspections.

A. CITY-WIDE TRAFFIC IMPACT FEE

Single Family detached	14 trips per unit	\$191.00	per trip
Multi-Family (apartments, townhouses)	10 trips per unit	\$191.00	per trip
Non-Residential (remodel/addition)	trips based on use	\$98.00	per trip
Non-Residential (other)	trips based on use	\$145.00	per trip

B. SANITARY SEWER CONNECTION FEE

Residential and all others		\$1,928.58	per unit
Commercial & Industrial: Sum of following, but not less than		\$1,928.58	minimum
Based on peak month discharge of flow		\$5.37	per gpd
BOD (Biochemical oxygen demand)		\$341.04	lb/day BOD
SS (suspended solids)		\$430.71	lb/day SS

C. WATER SERVICE

Connection Fee (residential)		\$2,492.19	per connection
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D. GROUNDWATER IMPACT FEE

Residential		\$443.50	per bedroom
Commercial & Industrial		\$0.00	no fees

E. STORM DRAINAGE FEE

Additions to Existing (per acre of new impermeable area)		\$11,413.00	per acre
New Development Projects:			
Low residential (4.5 units/acre)		\$4,594.00	per acre
Med. Residential (4.5-7.5 units /acre)		\$5,711.00	per acre
High residential (7.5 units/acre)		\$6,846.00	per acre
Commercial & Industrial		\$9,134.00	per acre
Area "C" (NE of City, S of Corralitos & Salsipuedes Creeks)		\$23,964.00	per acre

F. IMPERVIOUS AREA IMPACT FEE

per square foot of new impervious area		\$0.45	per sq. ft.
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G. RECREATION & PARKS FACILITIES FEE

(New construction, bedroom additions)			
1-2 bedroom dwelling unit		\$1,500.00	per bedroom
3 bedroom dwelling unit		\$1,667.00	per bedroom

4+ bedroom dwelling unit	\$1,875.00	per bedroom
Commercial & Industrial	\$0.50	per sq. ft.
H. PUBLIC FACILITIES IMPACT FEE		
New detached structures or additions over 1,000 sq. ft. Calculated on total square footage.	\$0.45	per sq. ft.
I. FIRE IMPACT FEE		
Residential new construction	\$947.00	per unit
Residential addition	\$0.45	per sq. ft.
Commercial & Industrial	\$0.50	per sq. ft.
J. AFFORDABLE HOUSING ORDINANCE - IN LIEU FEES		
Residential		
Single-Family detached	\$13,243.00	per unit
Accessory dwelling unit (14-46.050 exceptions)	\$0.00	
Multi-Family (townhouses, co-op, condos all for sale)	\$6,622.00	per unit
Commercial		
0-1,000 sq. ft.	\$0.00	per sq. ft.
1,001 sq. ft. or more	\$0.40	per sq. ft.
K. STREET IMPROVEMENT IN-LIEU FEES		
Industrially Zoned Parcels	\$107.00	per lineal ft
fee per lineal foot of street frontage or 5% of actual on-site project improvements whichever is less		
Other Parcels	\$178.00	per lineal ft
fee per lineal foot of street frontage or 10% of actual on-site project improvements whichever is less		
L. CARBON FUND IMPACT FEE		
Carbon fund fee is based on a percentage of the total building permit fees paid including engineering plan check and review fees. Building permit fees do not include planning permit fees, inspection fees, utility fees or impact fees.		
New residential and nonresidential construction	50% of total	building permit fee
Multi family residential & nonresidential additions and alteration	30% of total	building permit fee
Single family residential additions of 500 SF or greater	30% of total	building permit fee
M. UNDERGROUND UTILITY IN-LIEU FEE		
	\$69.00	per lineal ft
fee per lineal foot of frontage or 1.25% of actual project improvement whichever is less		
N. SCHOOL FEE		
Collected by Pajaro Valley Unified School District 831-786-2380		
Residential	\$5.02	per sq. ft.
Commercial & Industrial	\$0.56	per sq. ft.
Parking lots/structures	\$0.07	per sq. ft.
Self Storage	\$0.20	per sq. ft.