



CITY OF MORGAN HILL PUBLIC WORKS DEPARTMENT

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

4.17.17	FEE SCHEDULE: 01.15.2017	MH Retail Venture LP
DATE	PER RESOLUTION 5902, EFFECTIVE JULY 1, 2006 AND PER RESOLUTION 5592, INCREASED JANUARY 15, 2009 AND PER RESOLUTION 6082, EFFECTIVE FEBRUARY 5, 2007 **SEE BACK PAGE FOR ADDITIONAL FEE RESOLUTIONS	NAME
728-37-024		1556 Parkside Drive
TRACT / APN		MAILING ADDRESS
1107 Cochrane Rd		Walnut Creek, CA 94596
ADDRESS / LOT	7.14.17	CITY, STATE, ZIP CODE
Gas Station/ Burger King	FEE SCHEDULE EXPIRATION DATE	PHONE NUMBER
PROJECT DESCRIPTION		

NOTES:

- PRESSURE REGULATORS ARE REQUIRED ON ALL WATER SERVICES.
- BACKFLOW PREVENTORS ARE REQUIRED ON ALL NON-RESIDENTIAL WATER SERVICES & FIRE SPRINKLER SERVICES. BACKFLOW INSPECTION FEE SHALL BE PAID PRIOR TO INSPECTION.
- MULTI-FAMILY** IS DEFINED AS ANY UNIT WITH TWO BEDROOMS OR LESS.
SINGLE FAMILY IS DEFINED AS ANY UNIT WITH 3 BEDROOMS OR MORE.

THIS FEE SCHEDULE IS ESTIMATE ONLY

CALCULATED BY

CHECKED BY

Bcom2016-0093
BUILDING PERMIT #

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 RDCA 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.

DATE BLD PERMIT ISSUED

COMMERCIAL OR INDUSTRIAL SHELL

RDA SEWER ALLOCATION COMPLETED BY:
(write Initials below)

version 01.15.17 std

WATER FEES:

1. METER DEPOSIT: 650-37672

(Authority: Res. #5658 approved 03.19.03, Updated 07.01.16)

1"	\$468	x	4	=	\$1,872
1 1/2"	\$1,434	x	0	=	\$0
2"	\$1,619	x	0	=	\$0
3" or larger-Time & Material + Meter Cost				=	\$0

METER CREDITS

\$0	x	0	=	\$0
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SUBTOTAL = \$1,872

2. BACKFLOW CONST. INSPECTION: 650-37859

(Authority: Res. #5658 approved 03.19.03, Updated 07.01.16)

\$62	x	5	Each	=	\$310
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3. WATER FRONTAGE CHARGE: 650-37663

(Authority: Res. #5658 approved 03.19.03, Updated 07.01.16)

1 Side	\$66	x	30.47	LF	=	\$2,011.02
2 Sides	\$37	x	0	LF	=	\$0

4. WATER IMPACT FEE: 651-37648

(Auth: Res. #5592 approved 08.21.02, Increased 01.15.17)

a) Residential					
\$3,751 /DU	x	0	DU	=	\$0
(Single Family)					
\$3,384 /DU	x	0	DU	=	\$0
(Multi Family)					

b) Commercial & Industrial					
(Includes Landscape Service)					
\$10,648 /AC	x	1.31	AC	=	\$13,949

WATER CREDITS

\$0	x	0	=	\$0
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SUBTOTAL = \$13,948.88

WATER FEE TOTALS = \$18,141.90

5. ENGINEERING & INSPECTION FEE: 206-38734

(Minimum \$500.00):

(Authority: Res. #5902 approved 05.04.05, Updated 07.01.09)

ENGINEERING ESTIMATE: \$69,955

DATE ENGINEERING EST. SUBMITTED: _____

% APPLIES TO ENGINEER'S ESTIMATE

13.3%	\$1	to	\$100,000	=	\$9,304
11.8%	\$100,001	to	\$200,000	=	\$0
10.3%	\$200,001	to	\$500,000	=	\$0
8.8%	OVER		\$500,000	=	\$0

ENGINEERING FEE = \$9,304

DEPOSIT PAID = \$0

ENGINEERING FEE TOTAL = \$9,304

5A. LONG RANGE PLANNING FEE: 207-37912

LONG RANGE PLANNING FEE (15% of E&I) = \$1,396

SEWER FEES:

6. SEWER FRONTAGE CHARGE: 640-37663

(Authority: Res. #5658 approved 03.19.03, Updated 07.01.16)

1 Side	\$66	/LF	x	30.47	LF	=	\$2,011.02
2 Sides	\$37	/LF	x	0	LF	=	\$0

7. SEWER IMPACT FEE: 641-37648

(Auth: Res. #6082 approved 02.05.07 & Res. #5592 approved 08.21.02, Increased 01.15.17).

a) Residential					
\$14,680 /DU	x	0	DU	=	\$0
(Single Family)					
\$12,424 /DU	x	0	DU	=	\$0
(Multi Family)					
b) Commercial & Industrial					
\$50.26 /GPD	x	6389	GPD	=	\$321,111
\$50.26 /GPD	x	0	GPD	=	\$0

SEWER CREDITS

\$0	x	0	=	\$0
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RDA ASSUMED SEWER OBLIGATION

\$14,680 /DU	x	0	DU	=	\$0
(Single Family)					
\$12,424 /DU	x	0	DU	=	\$0
(Multi Family)					
\$50.26 /GPD	x	0	GPD	=	\$0
(Commercial & Industrial)					

SUBTOTAL = \$321,111

SEWER FEE TOTALS = \$323,122.16

STORM DRAIN FEES:

8. STORM DRAIN FRONTAGE CHARGE: 304-37663

(Authority: Res. #5658 approved 03.19.03, Updated 07.01.16)

1 Side	\$108	/LF	x	30.47	LF	=	\$3,290.76
2 Sides	\$53	/LF	x	0	LF	=	\$0

9. STORM DRAIN IMPACT FEE: 303-37648

(Auth: Res. #5592 approved 8.21.02, Amdd by Res. 6326 4.28.10, Increased 01.15.17)

\$3,982 /DU	x	0	DU	=	\$0
(Single Family)					
\$2,071 /DU	x	0	DU	=	\$0
(Multi Family)					
\$43,364 /ACRE	x	1.31	AC	=	\$56,807
(Commercial & Office)					
\$31,572 /ACRE	x	0	AC	=	\$0
(Industrial)					

STORM CREDITS

\$0	x	0	=	\$0
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SUBTOTAL = \$56,806.84

STORM DRAIN FEE TOTALS = \$60,097.60

10. UNDERGROUNDING UTILITIES: 350-37649*(Authority: Res. #5658 approved 03.19.03, Updated 07.01.16)*

1 Side	\$681	x	0	LF	=	\$0
2 Sides	\$343	x	0	LF	=	\$0

11a. PARK IMPACT FEE: 301-37648*(Auth: Res. #5592 appr'd 8.21.02, Amd'd by Res. 6326 4.28.10, Increased 01.15.17)*

\$5,566	/DU	x	0	DU	=	\$0
	(Single Family - Sub)					
\$4,047	/DU	x	0	DU	=	\$0
	(Single Family - No Sub)					
\$5,363	/DU	x	0	DU	=	\$0
	(Multi Family - Sub)					
\$3,903	/DU	x	0	DU	=	\$0
	(Multi Family - No Sub)					

11b. PARK MAINTENANCE DEV. FEE: 302-37649

\$0	x	0	CAU	=	\$0
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PARK CREDITS

\$0	x	0		=	\$0
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PARK FEE TOTAL = \$0**12. TRAFFIC IMPACT FEE: 309-37648***(Auth: Res. #15-152 approved 06.17.15 & Res. #5592 approved 08.21.02, Increased 01.15.17).*

\$1,928	/DU	x	0	DU	=	\$0
	(Single Family)					
\$1,196	/DU	x	0	DU	=	\$0
	(Multi Family)					
\$1,928	/PHT	x	130.3	PHT	=	\$251,218
	(Commercial)					
\$1,928	/PHT	x	0	PHT	=	\$0
	(Industrial)					

TRAFFIC CREDITS

\$0	x	0		=	\$0
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TRAFFIC FEE TOTAL = \$251,218**13. LIBRARY IMPACT FEE: 348-37648***(Auth: Res. #5837 appr'd 09.01.04, Amd'd by Res. 6326 4.28.10, Increased 01.15.17)*

\$2,044	/DU	x	0	DU	=	\$0
	(Single Family)					
\$1,969	/DU	x	0	DU	=	\$0
	(Multi Family)					

LIBRARY CREDITS

\$0	x	0		=	\$0
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LIBRARY FEE TOTAL = \$0**14. BURROWING OWL MITIGATION: 232-38145***(Authority: Res. #5765 approved 01.21.04, Increased 07.01.16)*

\$200	/DU		0	DU	=	\$0
	(Residential)					
\$1,395	/AC		1.31	AC	=	\$1,827
	(Commercial/Industrial)					

15a. MAP CHECK FEE: 206-38716*(Authority: Res. #5658 approved 03.19.03, Updated 07.01.16)*

PARCEL MAP:	\$3,805	=	\$0
TRACT MAP:	\$5,667	=	\$85

16. POLICE IMPACT FEE: 311-37648*(Auth: Res. #5686 appr'd 06.18.03, Amd'd by Res. 6326 4.28.10, Increased 01.15.17)*

\$794	/DU	x	0	DU	=	\$0
	(Single Family)					
\$767	/DU	x	0	DU	=	\$0
	(Multi Family)					
\$1,724	/ACRE	x	1.31	AC	=	\$2,258
	(Commercial)					
\$2,415	/ACRE	x	0	AC	=	\$0
	(Industrial)					

POLICE CREDITS

\$0	x	0		=	\$0
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POLICE FEE TOTAL = \$2,258**17. FIRE IMPACT FEE: 313-37648***(Auth: Res. #6671 approved 07.17.13, Increased 01.15.17)*

\$122	/DU	x	0	DU	=	\$0
	(Single Family)					
\$116	/DU	x	0	DU	=	\$0
	(Multi Family)					
\$1,604	/ACRE	x	1.31	AC	=	\$2,101
	(Commercial)					
\$1,604	/ACRE	x	0	AC	=	\$0
	(Industrial)					

FIRE CREDITS

\$0	x	0		=	\$0
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FIRE FEE TOTAL = \$2,101**18. PUBLIC FACILITIES IMPACT FEE: 347-37648***(Auth: Res. #5592 appr'd 8.21.02, Amd'd by Res. 6326 4.28.10, Increased 01.15.17)*

\$530	/DU	x	0	DU	=	\$0
	(Single Family)					
\$510	/DU	x	0	DU	=	\$0
	(Multi Family)					
\$1,167	/ACRE	x	1.31	AC	=	\$1,529
	(Commercial)					
\$1,634	/ACRE	x	0	AC	=	\$0
	(Industrial)					

PUBLIC FACILITIES CREDITS

\$0	x	0		=	\$0
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PUBLIC FACILITIES FEE TOTAL = \$1,529**20. COMMNTY/REC CTRS IMPACT FEE: 360-37648***(Auth: Res. #15-152 appr'd 8.17.15, increased 01.15.17)*

\$3,791	/DU	x	0	DU	=	\$0
	(Single Family)					
\$3,326	/DU	x	0	DU	=	\$0
	(Multi Family)					

PUBLIC FACILITIES CREDITS

\$0	x	0		=	\$0
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PUBLIC FACILITIES FEE TOTAL = \$0

19. RDCS MEASURE C FEES:		
School Pedestrian Safety	(355-37655)	= \$0
Public Facilities	(346-37649)	= \$0
Park Development	(302-37649)	= \$0
Public Fac. - Circulation	(346-37649)	= \$0
TOTAL RDCS MEASURE C FEES		= \$0

OTHER:		
LED Streetlight Fund	(010-37722)	= \$0
Construction Water	(651-37648)	= \$541
		= \$0
TOTAL FEES DUE		= \$671,622

Notes & Comments:

Pad K = Parcel 26 = 57,141 SF = 1.31 AC.

Convenience Store = 2,607 SF, Burger King w/Drive thru = 2,420 SF, Car wash = 768 SF

Traffic:

Fast food w/drive thru = 34.64PHT/1000sf. ITE 7th Ed. Ave. veh trip ends vs. 1000sf. PM peak of adj street traffic.

Gas station w/conv. Store & car wash = 13.33 PHT/VFP. ITE 7th Ed. Ave. veh trip ends vs. Vehicle Fueling Position. PM peak

Sandag pass-by: fast food = 40%, gas station = 50%

Burger King = (2,420sf)(34.64pht/1000sf)(.6) = 50.3 PHT

Gas station w/conv. Store & car wash = (12 fueling positions)(13.33pht/fueling position)(.5) = 80 PHT

Total = 50.3pht + 80 pht = 130.3 PHT

Sewer:

Fast food = 0.853 gpd/sf, Car wash = 4.78 gpd/sf, gas station= 0.251 gpd/sf

Burger King = (2,420sf)(0.853gpd/sf) = 2,064 gpd

Gas station = (2,607 sf)(0.251 gpd/sf) = 654 gpd

Car wash = (768 sf)(4.78 gpd/sf) = 3,671 gpd

Totals = 2,064 gpd + 654 gpd + 3,671gpd = 6,389 gpd

Deferred frontage fees, E&I, construction water and map fee added as listed on the attached spreadsheet.

4 - 1" water meters.

****OTHER FEE RESOLUTIONS:**

- RESOLUTION 5006, EFFECTIVE 07.03.1996
- RESOLUTION 5128, EFFECTIVE 01.05.1998
- RESOLUTION 5658, EFFECTIVE 03.19.2003
- RESOLUTION 5686, EFFECTIVE 08.18.2003
- RESOLUTION 5765, EFFECTIVE 01.21.2004
- RESOLUTION 5837, EFFECTIVE 10.18.2004
- RESOLUTION 6080, EFFECTIVE 01.17.2007
- RESOLUTION 6133, EFFECTIVE 12.05.2007
- RESOLUTION 6326, EFFECTIVE 04.28.2010
- RESOLUTION 6671, EFFECTIVE 09.16.2013

