



# El Dorado County

330 Fair Lane, Bldg A.  
Placerville, California  
530 621-5390  
FAX 622-3645  
co.el-dorado.ca.us/bos

## Master Report

File Number: 08-1703

\*File ID: 08-1703

Agenda Agenda Item  
Type:

Status: Approved

Version: 2

Reference:

Gov Body: Board Of  
Supervisors

Created: 11/04/2008

Agenda Title: DOT 12/16/08 07-08 IMPACT FEE COMPLIANCE  
RPRT

Final Action: 01/13/2009

**Title:** Transportation Department recommending the Board receive and file the Impact Fee Program Report for the 2007/2008 Fiscal Year and revised report for the 2006/2007 Fiscal Year. (Cont'd 12/16/08, Item 33)  
**RECOMMENDED ACTION:** Approve.

**Notes:**

**Sponsors:**

**Enactment Date:**

**Attachments:** 07-08 ATTACHMENT A ,07-08 ATTACHMENT B  
,07-08 ATTACHMENT C ,REVISED - 06-07  
ATTACHMENT A ,REVISED - 06-07 ATTACHMENT  
B ,REVISED - 06-07 ATTACHMENT C

**Enactment Number:**

**Same:**

**Hearing Date:**

**Contact:** Scott Wilson

**Next Meeting Date:**

### History of Legislative File

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:	
1	Board Of Supervisors	12/16/2008	Continued				Pass	
	<b>Action Text:</b>	This matter was continued to January 13, 2009 upon adoption of the consent calendar.						
			Yes5	Dupray,Baumann,Supervisor Sweeney,Supervisor Briggs andSupervisor Santiago			5	
2	Board Of Supervisors	01/13/2009	Approved				Pass	
	<b>Action Text:</b>	A motion was made by Supervisor Nutting, seconded by Supervisor Knight, to approve this matter.						
Mover:	Ray Nutting		Yes5	Supervisor Briggs,Supervisor Santiago,Supervisor Sweeney,Supervisor Knight andSupervisor Nutting			5	

### Text of Legislative File 08-1703

Transportation Department recommending the Board receive and file the Impact Fee

Program Report for the 2007/2008 Fiscal Year and revised report for the 2006/2007 Fiscal Year. (Cont'd 12/16/08, Item 33)

**RECOMMENDED ACTION:** Approve.

**BUDGET SUMMARY:**

Total Estimated Cost        \$0

Funding

    Budgeted        \$

    New Funding    \$

    Savings        \$

    Other          \$

Total Funding Available    \$0

Change To Net County Cost                \$0

Fiscal Impact/Change to Net County Cost: There is no change to the Net County Cost.

Reason for Recommendation: Pursuant to Section 66006 of the Government Code, the County is required to annually make available to the public specific information related to the prior year's activity for the County's Impact Fee programs. In compliance with Government Code, Attachments A-C provide the following:

Attachment A - Cash Statement

- The beginning and ending (cash) balance of the account
- The total fees collected
- Total interest earned in the fund
- Identification of each public improvement on which fees were expended
- Approximate date by which construction will commence
- A description of loans or inter-fund transfer activity during the fiscal year
- Total refunds

Attachment B - A Brief Description of the Fee Programs

Attachment C - Fee Schedules

This Board letter and attached schedules provide a brief summary of the road impact fee programs administered by the County.

A revision was made to the 2006/2007 report as the 2004GP EDH TIM Fee - West Valley Prepaid Account was omitted from the original report.

Action to be taken following Board approval: 2007/2008 Attachments A through C, and Revised 2006/2007 Attachments A through C, will be posted to the Transportation Department's web site.

Contact: Scott Wilson x6050

Concurrences:

## ATTACHMENT A

**EI Dorado County Department of Transportation  
Public Notice of Impact Fee Accounts  
Fiscal Year 07/08**

Fee Schedule on DOT Website (<http://ico.el-dorado.ca.us/DOT>)

Beginning Cash Balance 7/01/07  
Fees Collected FY 07/08  
Refunds  
Interest Earned  
Loans or Inter-Fund Transfers

Project #	2004 GP EDH TIM Fee (Zone 8) Acct. 7730503	2004GP EDH TIM Fee (Zone 8) West Valley Prepay Acct. 7730506	2004 GP Silva Valley Set-Aside Fund Acct. 7730504	2004 GP TIM Fee (Zones 1-7) Acct. 7730505	2004 GP Hwy50 TIM Fee Acct. 7730701	Approximate Construction Start Date	(1) Life to Date % Funded with Impact Fees
<b>Public Improvement Expenditures</b>							
BASS LAKE ROAD / SPECIFIC PLAN PHASE 1A	71354	897				2010	100%
BASS LAKE ROAD CONNECTION TO SERRANO PARKWAY	71355	3,016				Complete	100%
BASS LAKE ROAD US 50 - SERRANO PARKWAY	66109	81,643				Complete	100%
CAMERON PARK DRIVE-HWY 50 TO GREEN VLY	72381			229,698	302,163	2013	99%
CAMERON PARK WIDENING FROM DUROCK RD TO COACH LN	72367			350		2014	100%
CAMERON PARK/GREEN VALLEY INTERSECTION IMPR	73150			975		Complete	100%
EDH BLVD INTERCHANGE PSR	71318	6,411				Complete	99%
EDH BOULEVARD INTERCHANGE ENHANCEMENTS PHASE 1.2B	71322	2,124				Complete	94%
EDH BOULEVARD INTERCHANGE SARATOGA REALIGNMENT PHASE 1.2A	71321	53,623				Complete	94%
EL DORADO HILLS BLVD INTERCHANGE IMPROVEMENTS	71323	(11,369)				2013	100%
EL DORADO HILLS BOULEVARD AND OLSON LANE SIGNAL	73129	1,527				Complete	100%
EL DORADO ROAD / HIGHWAY 50 INTERCHANGE	71347		103,390	18,014	18,014	2012	99%
GENERAL PLAN TRANSPORTATION IMPACT FEES UPDATE	34007	241,246		322,037	202,523	N/A	100%
GREEN VALLEY ROAD AT TENNESSEE CREEK - BRIDGE RECONST	77109			72,760		2009	20%
GREEN VALLEY RD. - MORMON ISLAND TO FRANCISCO RD	72355	352,470				Complete	96%
GREEN VALLEY RD. AT WEBER CREEK - BRIDGE REPLACEMENT	77114			27,516		2011	11%
GREEN VALLEY ROAD/SILVA VALLEY PARKWAY INTER SIGNAL	73312	105,066				Complete	98%
HEADINGTON ROAD MISSOURI FLAT RD TO EL DORADO RD	71375			235,304		2009	100%
HIGHWAY 49/FOWLER LANE/PLEASANT VALLEY ROAD SIGNALIZATION	73346				859	Complete	98%
LATROBE WIDENING - SUNCAST TO GOLDEN FOOTHILL	72403					2008	93%
LATROBE WIDENING - US 50 TO WHITE ROCK ROAD	72402					Complete	100%
MISSOURI FLAT INTERCHANGE - PHASE I	71317		1,431,844			Complete	99%
PLEASANT VALLEY ROAD/PATTERSON DR SIGNALIZATION	73320		2,826,848		2,190,105	Complete	97%
SARATOGA WAY EXTENSION TO COUNTY LINE	71324	332,010			111,970	2010	97%
SLY PARK RD / CLEAR CREEK CROSSING - BRIDGE REHAB	77115			18,725		2013	98%
U.S. 50/PONDEROSA RD I/C - DUROCK ROAD REALIGNMENT	71338			640	640	2010	14%
U.S. 50/PONDEROSA RD I/C - N SHINGLE RD REALIGNMENT	71339			356	356	2013	100%
US 50 / CAMERON PARK DR INTERCHANGE ALTS. STUDY	72359			2,830	2,830	N/A	99%
US 50 BASS LAKE ROAD INTERCHANGE RECONSTRUCTION	71330	4,305		4,305	8,610	2012	100%
US 50 CAMBRIDGE INTERCHANGE IMPROVEMENTS	71332			149	149	2013	99%
US 50 THROUGH CAMINO - INTERCHANGE	71319				19,284	2015	100%
US 50/EDH BLVD I/C PEDESTRIAN OVERCROSSING	71340	8,114				2013	10%
US 50/MISSOURI FLAT INTERCHANGE PHASE 1B	71336			468,113	468,113	2009	100%
US 50/PONDEROSA/S SHINGLE INTERCHANGE	71333			163,901	163,901	2014	99%

El Dorado County Department of Transportation  
 Public Notice of Impact Fee Accounts  
 Fiscal Year 07/08

	2004 GP EDH TIM Fee (Zone 8)	2004GP EDH TIM Fee (Zone 8) West Valley Prepay	2004 GP Silva Valley Set-Aside Fund	2004 GP TIM Fee (Zones 1-7)	2004 GP Hwy50 TIM Fee	
WHITE ROCK ROAD EAST 5TH AVENUE TO SILVA VALLEY PKWY	383					Complete
WHITE ROCK ROAD WEST COUNTY LINE TO WINDFIELD - EUER RANCH	1,085					Complete
WHITE ROCK ROAD/POST ST INTERSECTION SIGNALIZATION	40,120					2008
WRR REALIGNMNT - MANCHESTER DR TO LATROBE RD		3,381,889				2008
Reverse Accruals	97,108	(182,057)	2,885	(408,613)	(504,193)	
Total Public Improvement Expenditures (Cash)	1,319,779	7,458,524	106,275	3,459,135	2,873,354	
<b>Ending Cash Balance 6/30/08</b>	<b>7,215,755</b>	<b>14,983,553</b>	<b>4,881,127</b>	<b>4,208,593</b>	<b>2,129,087</b>	

(1) Does not reflect final project funding percentage

**El Dorado County Department of Transportation  
Public Notice of Impact Fee Accounts  
Fiscal Year 07/08**

Fee Schedule on DOT Website (<http://fco.el-dorado.ca.us/DOIT>)

Beginning Cash Balance 7/01/07  
Fees Collected FY 07/08  
Refunds  
Interest Earned  
Loans or Inter-Fund Transfers

Project #	El Dorado Hills/ Salmon Falls Area Road Impact Fee Acct. 7730400	Silva Valley Interchange Road Impact Fee Acct. 7730401	West Slope TIM Fee Acct. 7730500	State Traffic Impact Mitigation Fee Acct. 7730604	Highway 50 Corridor Variable TIM Fee Acct. 7730700	Approximate Construction Start Date	(1) Life to Date % Funded with Impact Fees
<b>Public Improvement Expenditures</b>							
CAMBRIDGE RD/MERRYCHASE DR & W 50 RAMPS SIGNAL	1,233,944	19,494,728	16,986,148	14,722,806	16,118,120	Complete	86%
CAMERON PARK DR/LA CANADA INTERSECTION SIGNALIZATION	31,290	13,409	20,274	25,719	49,059	2008	97%
CAMERON PARK DR/OXFORD RD INTERSECTION SIGNALIZATION	(33,901)	(14,529)	1,331,736	(35,608)	(46,000)	Complete	98%
CAMERON PARK DR/PALMER DR INTERSECTION IMPRVMTS	59,606	818,216	1,236,256	344,660	662,370	Complete	96%
CAMERON PARK/COACH LANE INTERSECTION IMPROVEMENTS			108,099			Complete	99%
CAMINO INTERCHANGE				3,007		2015	99%
DUROCK ROAD/BUSINESS CENTER DRIVE SIGNALIZATION			148,058			2009	98%
EDH BLVD INTERCHANGE PSR/DESIGN/SOUNDWALLS	1,628					Complete	99%
EL DORADO HILLS BLVD. RAMP/EAST BOUND DIAGONAL	388					Complete	100%
GREEN VALLEY RD. - COUNTY LINE TO FRANCISCO RD.			225,350			Complete	95%
GREEN VALLEY ROAD / CAMBRIDGE ROAD INTERSECTION SIGNAL			137,813			Complete	100%
GREEN VALLEY ROAD/SILVA VALLEY PARKWAY INTER SIGNAL	339		67,390			Complete	98%
GREEN VALLEY ROAD / SILVER SPRINGS PARKWAY			6,564			2009	100%
HWY 50 EDH TO SHINGLE SPRINGS HOV LANES					1,885,753	2008	100%
LATROBE ROAD - WHITE ROCK TO SUNCAST	1,362					Complete	62%
MISSOURI FLAT/GOLDEN CENTER SIGNALIZATION			1,374			Complete	99%
DIAMOND SPRINGS PARKWAY			108,398			2009	97%
MOTHER LODE DR 2 WAY LFT TRN WDNING IN SS			1,746,523			Complete	92%
MOTHER LODE DR/PLEASANT VALLEY ROAD SIGNALIZATION			2,177			2014	95%
MOTHER LODE/EL DORADO ROAD SIGNALIZATION			56,299			Complete	99%
PLEASANT VALLEY RD TWO WAY LEFT TURN LN			116,117			Complete	18%
SFTY,SGN,LIGHTHWY 49 AT FOWLER LN				28,263		Complete	98%
MISSOURI FLAT / EL DORADO ROAD SIGNALIZATION & IMPRVMTS			1,775			Complete	27%
US 50 CORRIDOR MANAGEMENT					299,439	N/A	100%
US 50 HOV LANES BASS LAKE GRADE TO PONDEROSA ROAD					11,501	2010	99%
US 50 HOV LANE PONDEROSA TO GREENSTONE					7,221	2013	100%
US 50 MAINLINE WIDENING AT EL DORADO HILLS					650,639	2012	100%
US 50 / MISSOURI FLAT INTERCHANGE IMPROVEMENTS - PHASE 1A				13,036,313		Complete	99%
US 50 / SILVA VALLEY INTERCHANGE		117,086				2009	98%
US 50 / SILVA VALLEY INTERCHANGE PHASE 1		104,875				2009	95%
WESTBOUND AUXILIARY LANES						2011	96%
WHITE ROCK ROAD - E 5TH AVE TO SILVA VALLEY PHASE II	1,212					Complete	100%
WHITE ROCK ROAD-WEST COUNTY LINE TO WINDFIELD	246,640					Complete	100%
Reverse Accruals			94,418	964,775	(10,715)		
Total Public Improvement Expenditures (Cash)	251,569	221,961	5,687,362	14,032,368	2,844,461		
<b>Ending Cash Balance 6/30/08</b>	<b>1,039,370</b>	<b>20,089,863</b>	<b>11,925,849</b>	<b>1,025,219</b>	<b>13,939,088</b>		

(1) Does not reflect final project funding percentage

ATTACHMENT B



**El Dorado County**  
**Brief Description of the Types of Road Impact Fees**  
**As required by Government Code Section 66006 (b) (1) (A)**  
**November 4, 2008**

General

The purpose of road impact mitigation fees is to finance major road and thoroughfare improvement facilities to reduce the impact of traffic congestion caused by new development within the area. Fees are derived by establishing that there is a reasonable relationship between the need for the described public facilities and the impacts of the types of development being charged. The following fee programs currently exist in the County:

**FEES CURRENTLY CHARGED AND USED TO FUND PROJECTS:**

2004 General Plan Traffic Impact Mitigation (2004GP TIM) Fee

The 2004 General Plan Traffic Impact Mitigation (TIM) fee program addresses the need to fund a road system capable of achieving the traffic level of service standards of the 2004 General Plan. For permits submitted after 11/19/2005, this fee program succeeds the El Dorado Hills Road Impact Fee, the West Slope Traffic Impact Mitigation Fee, the State Traffic Impact Mitigation Fee and the Interim Hwy 50 Corridor Variable Traffic Impact Fee.

For this new fee program, the projected costs of future projects were spread among eight zones (See map, figure 1) based on traffic volumes from each zone and these costs were converted into the adopted fees. In all the zones, there is a specified local component to the fee and a specified Hwy 50 component. The local component of fees collected from zones 1-7 are pooled for use on future projects in any of these zones, but the amount used in each zone should ultimately approximate the amount of fees collected from that zone. Local funds collected from zone 8 are held separately due to preexisting agreements and due to development in this area under the previously created El Dorado Hills/Salmon Falls Area Road Improvement Fee (RIF) program. Local funds collected from zone 8 can only be used on projects within the boundaries of zone 8, and additionally, local funds from zones 1-7 cannot be used on projects within zone 8.

Highway 50 fees collected from all the zones are pooled and used on projects along Highway 50. To provide equity to the fee program, the different zones' Hwy. 50 component of the fee was based on the usage attributable to development in that given zone.

The zones that comprise this fee program are:

- ✓ Fee Zone 1 – Comprised of the area east of Pollock Pines
- ✓ Fee Zone 2 – Cameron Park and Rescue area
- ✓ Fee Zone 3 – The area west of Placerville along Highway 50
- ✓ Fee Zone 4 – Northwest area of the County
- ✓ Fee Zone 5 – Area along Highway 50 east of Placerville
- ✓ Fee Zone 6 – Area Southeast of Placerville
- ✓ Fee Zone 7 – Southwest area of the County
- ✓ Fee Zone 8 – El Dorado Hills

More information about the various programs can be found in the enabling resolutions for each program and the subsequent updates. Refer to Exhibit C for a listing of the resolutions.

**FEES NOT CURRENTLY BEING CHARGED, BUT REMAINING FUNDS ARE BEING USED TO FUND PROJECTS:**

**El Dorado Hills/Salmon Falls Area Road Impact Fee (RIF)**

The El Dorado Hills/ Salmon Falls area RIF impact fee program provides funding for major road improvements required as a result of development occurring within the boundaries as shown on the attached map (figure 2).

As a provision of the El Dorado Hills Specific Plan, Public Improvements Financing Plan, the County is required to set aside, at time of collection, thirty percent (30%) of all fees collected within the El Dorado Hills/Salmon Falls area for the financing of the Silva Valley Interchange.

**West Slope Traffic Impact Mitigation Fee (TIM)**

The TIM fee area program provides funding for major road improvements required as a result of development occurring in the “West Slope” area of the County, being that portion of the County located westerly of the divide between the Tahoe Basin and Sacramento Valley watersheds, excluding the El Dorado Hills/Salmon Falls area.

**State Traffic Impact Mitigation Fee**

The State Traffic Impact Mitigation Fee is not a State fee, but a fee collected and administered by the County for the purpose of constructing improvements to the State highway system within our County. This fee program funds capacity needs for State Highways 49, 193, U.S. 50, and all anticipated U.S. 50 interchanges with the exception of the El Dorado Hills and Silva Valley Interchanges, which are financed through the El Dorado Hills/Salmon Falls RIF. Fees for this program are calculated based on each area’s relative share of trips generated in the county. These areas are the regional analysis zones used in the General Plan EIR (see map, figure 3):

- ✓ El Dorado Hills/Salmon Falls Area
- ✓ Regional Analysis Zone # 1 (includes El Dorado/Diamond Springs, Cameron Park, Shingle Springs, Placerville Periphery, and City of Placerville)
- ✓ Regional Analysis Zones #2 – 5 (balance of county excluding Tahoe Basin)

**Interim Highway 50 Corridor Variable Traffic Impact Fee**

The Interim Highway 50 Corridor Variable Traffic Impact Fee program addresses facility improvements needed related to the Highway 50 corridor. Projects in this fee program include improvements to Highway 50 that are not included in the State TIM program, commuter buses, park and Ride lots, parallel capacity. Fees were calculated by region (see map, figure 4) and square footage:

- ✓ El Dorado Hills/Salmon Falls Area District
- ✓ West District
- ✓ Central District
- ✓ East District

## **PREPAID TRAFFIC IMPACT FEES – WEST VALLEY (BLACKSTONE)**

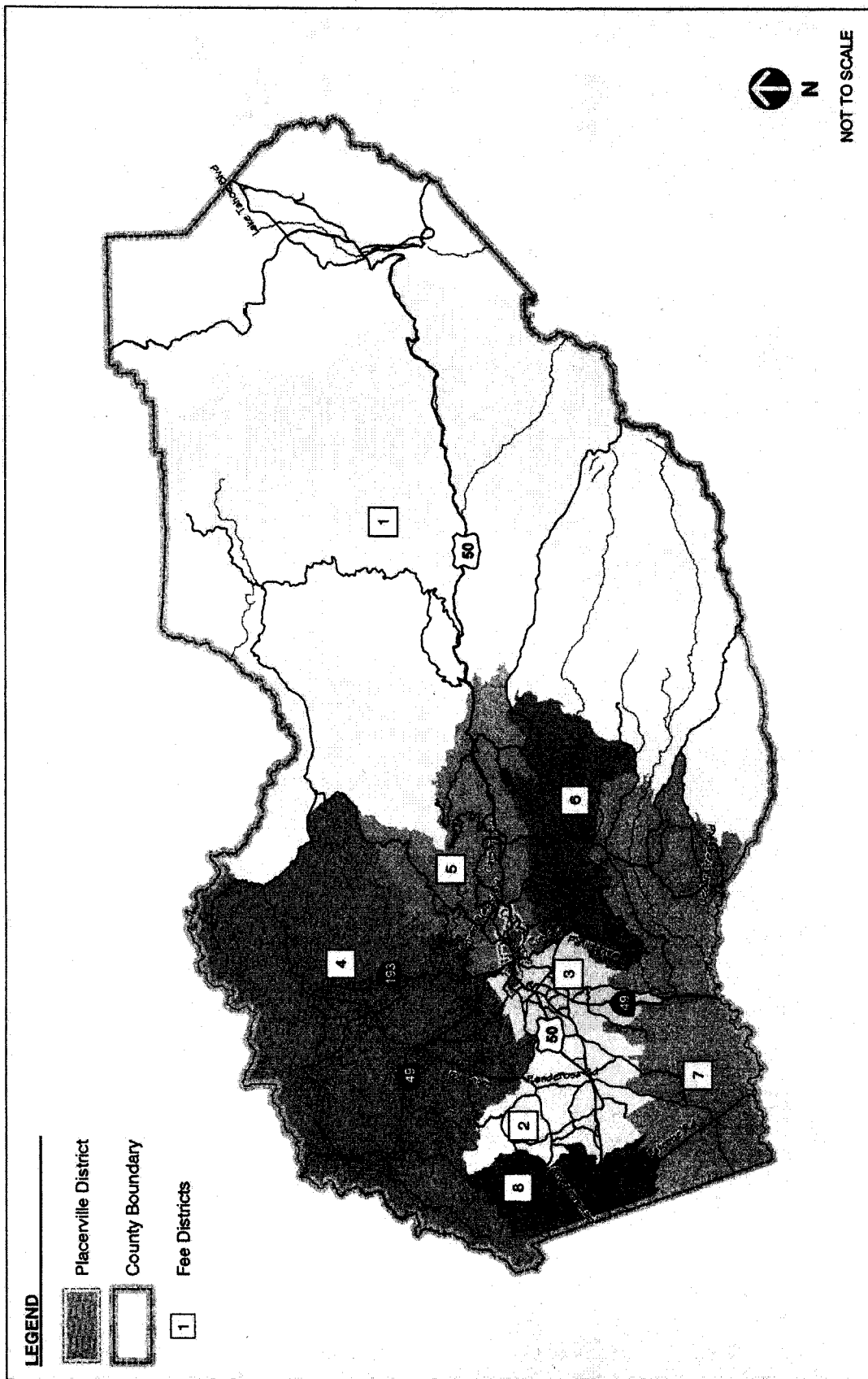
### **2004 General Plan Traffic Impact Mitigation (2004GP TIM) Fee – Zone 8 – West Valley Prepay Account**

In January of 2007, the Developers of the West Valley (Blackstone) Specific Plan area prepaid 70% of the local component of the 2004GP TIM Zone 8 fee for all the planned residential and a portion of the commercial development in the Specific Plan. The 70% represents the portion of the local component of the 2004GP TIM Zone 8 that is NOT part of the set-aside specifically held for the delivery of the future Highway 50/Silva Valley Interchange. This prepaid amount of \$23,288,440 is to be held in a separate account, and is to be used for delivery of transportation projects that are conditioned to the development.

The prepaid amount is based on the 2004GP TIM - Zone 8 fee in effect on January 22, 2007. When each building permit is issued for development in the West Valley Specific Plan area, the following fees will be collected:

- ✓ The difference between the in-effect non-Silva Valley set-aside portion of the local component of the 2004GP TIM Zone 8 fee (=70% of the in-effect local component) and the prepaid amount.
- ✓ The total in-effect Silva Valley set-aside of the 2004GP TIM Zone 8 fee.
- ✓ The total in-effect Highway 50 component of the 2004GP TIM Zone 8 fee.

FIGURE 1



**FEHR & PEERS**  
TRANSPORTATION CONSULTANTS  
NIPROJECT/SR

**EL DORADO COUNTY TRAFFIC IMPACT FEE DISTRICT  
EXHIBIT # 1**

FIGURE 2

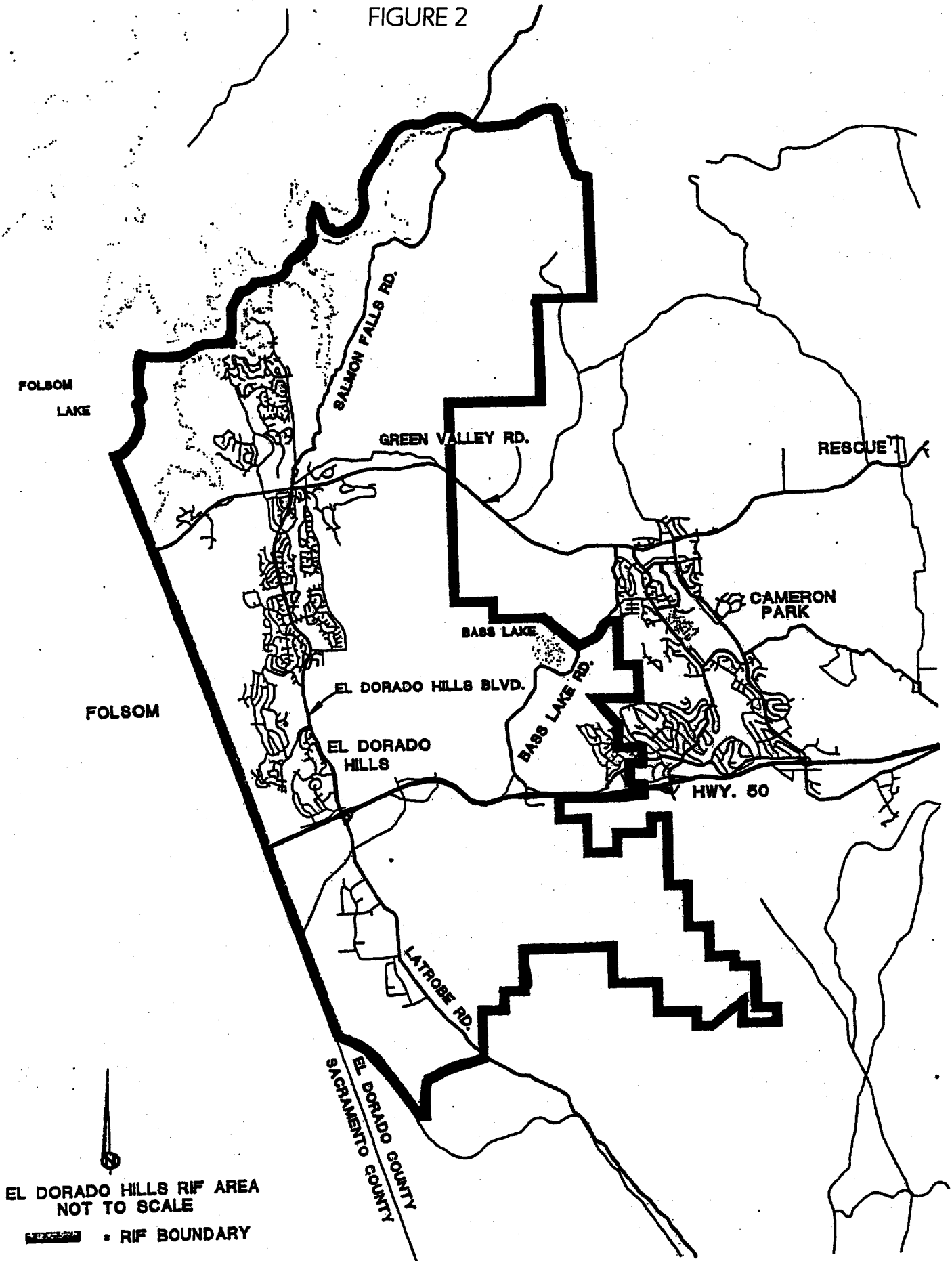
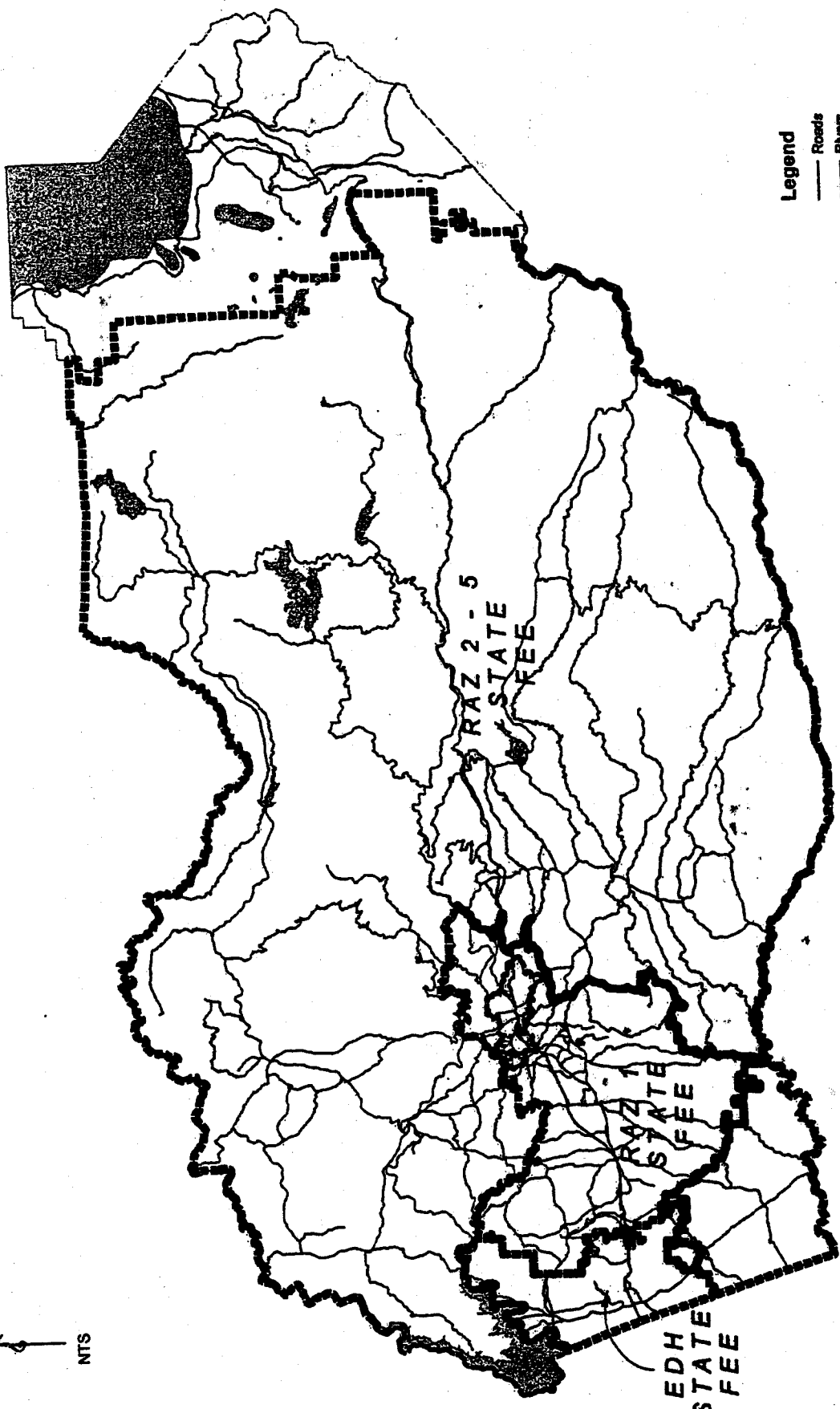


FIGURE 3

EL DORADO COUNTY TRANSPORTATION FEES  
AND SUPERVISORIAL DISTRICTS



Legend

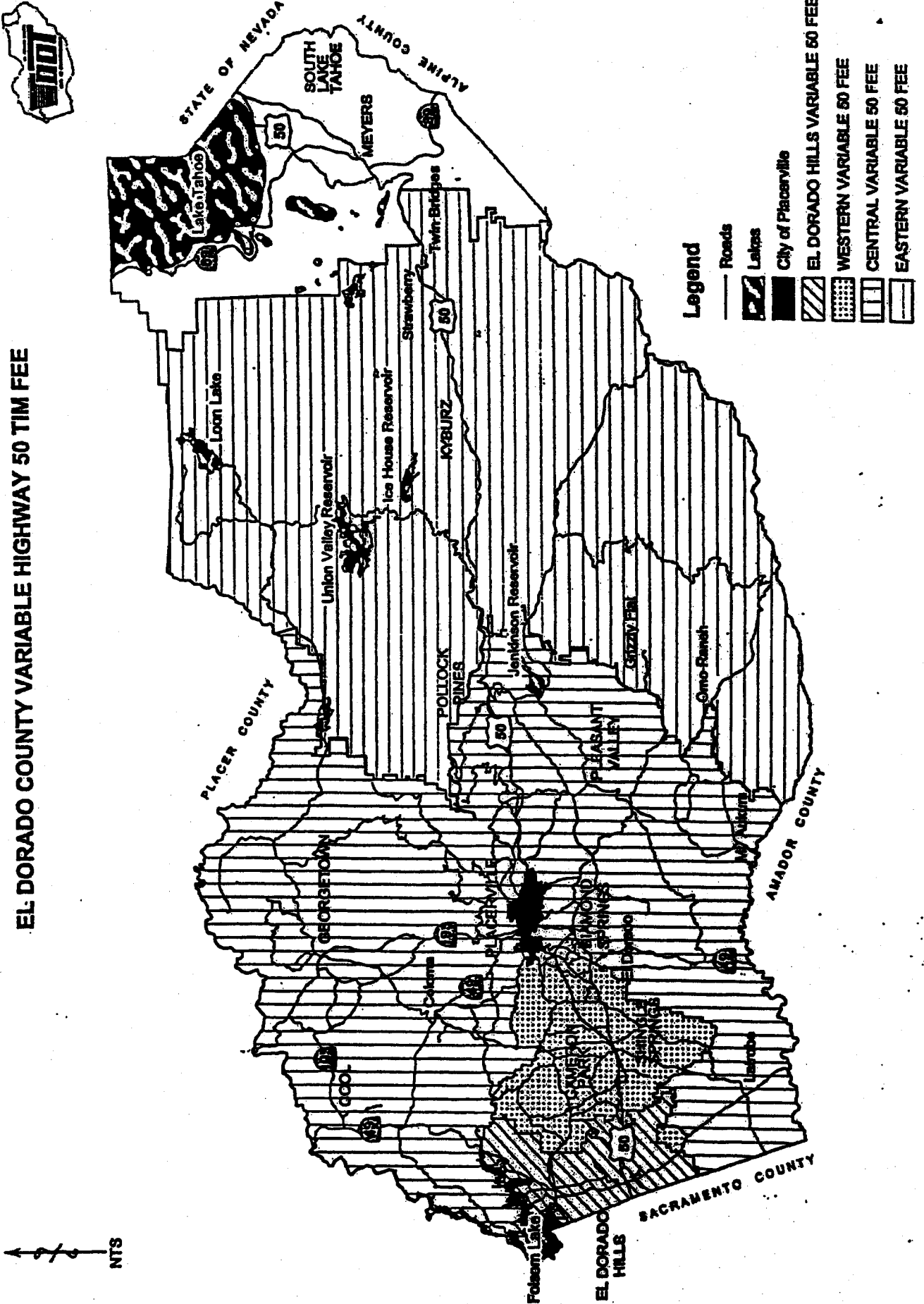
- Roads
- Rivers
- ▨ Lakes
- ▭ Placerville City Limits

NOTE: STATE FEE AREAS LABELED ON MAP

DATE: 1/27/04

FIGURE 4

EL DORADO COUNTY VARIABLE HIGHWAY 50 TIM FEE



REV. DATE 8/00  
JIV

ATTACHMENT C



**2004GP Traffic Impact Fees - Local and Highway 50  
Zones 1-7  
Effective through November 23, 2007**

Zone	Resolution Date	Effective Dates	Resolution #	Description	High-Trip							Campground Bed & Breakfast per room				
					Single Family per DU	Multi-Family per DU	Commercial per Sq.Ft.	Office per Sq.Ft.	Industrial per Sq.Ft.	Warehouse per Sq.Ft.	Church per Sq.Ft.		Gas Station per pump	Golf Course per hole		
ZONE 1	8/22/2006	8/19/2006	266-2006	2004 General Plan Traffic Impact Fees - Local	\$ 11,800	\$ 7,700	\$ 14.70	\$ 6.85	\$ 1.76	\$ 1.11	\$ 0.56	\$ 0.56	\$ 6,910	\$ 5,620	\$ 2,230	\$ 1,120
	8/22/2006	8/19/2006	266-2006	2004 General Plan Traffic Impact Fees - Highway 50	\$ 3,310	\$ 2,160	\$ 2.25	\$ 1.05	\$ 0.27	\$ 0.17	\$ 0.09	\$ 0.09	\$ 1,060	\$ 861	\$ 341	\$ 171
ZONE 2	8/22/2006	8/19/2006	266-2006	2004 General Plan Traffic Impact Fees - Local	\$ 26,300	\$ 17,200	\$ 16.20	\$ 7.58	\$ 1.94	\$ 1.23	\$ 0.62	\$ 0.62	\$ 7,160	\$ 6,220	\$ 2,350	\$ 1,180
	8/22/2006	8/19/2006	266-2006	2004 General Plan Traffic Impact Fees - Highway 50	\$ 10,700	\$ 6,930	\$ 6.98	\$ 3.27	\$ 0.84	\$ 0.54	\$ 0.27	\$ 0.27	\$ 3,090	\$ 2,690	\$ 1,020	\$ 508
ZONE 3	8/22/2006	8/19/2006	266-2006	2004 General Plan Traffic Impact Fees - Local	\$ 26,300	\$ 17,200	\$ 19.10	\$ 8.92	\$ 2.29	\$ 1.45	\$ 0.73	\$ 0.73	\$ 8,430	\$ 7,320	\$ 2,770	\$ 1,390
	8/22/2006	8/19/2006	266-2006	2004 General Plan Traffic Impact Fees - Highway 50	\$ 10,700	\$ 6,930	\$ 4.12	\$ 1.93	\$ 0.49	\$ 0.31	\$ 0.16	\$ 0.16	\$ 1,830	\$ 1,590	\$ 598	\$ 300
ZONE 4	8/22/2006	8/19/2006	266-2006	2004 General Plan Traffic Impact Fees - Local	\$ 11,600	\$ 7,550	\$ 15.70	\$ 7.32	\$ 1.88	\$ 1.19	\$ 0.60	\$ 0.60	\$ 7,300	\$ 6,000	\$ 2,350	\$ 1,180
	8/22/2006	8/19/2006	266-2006	2004 General Plan Traffic Impact Fees - Highway 50	\$ 2,070	\$ 1,350	\$ 2.70	\$ 1.26	\$ 0.33	\$ 0.21	\$ 0.11	\$ 0.11	\$ 1,260	\$ 1,040	\$ 405	\$ 203
ZONE 5	8/22/2006	8/19/2006	266-2006	2004 General Plan Traffic Impact Fees - Local	\$ 10,800	\$ 7,020	\$ 16.00	\$ 7.45	\$ 1.91	\$ 1.21	\$ 0.61	\$ 0.61	\$ 7,430	\$ 6,110	\$ 2,400	\$ 1,210
	8/22/2006	8/19/2006	266-2006	2004 General Plan Traffic Impact Fees - Highway 50	\$ 3,080	\$ 2,010	\$ 2.40	\$ 1.12	\$ 0.28	\$ 0.18	\$ 0.09	\$ 0.09	\$ 1,120	\$ 918	\$ 360	\$ 181
ZONE 6	8/22/2006	8/19/2006	266-2006	2004 General Plan Traffic Impact Fees - Local	\$ 21,600	\$ 14,100	\$ 16.30	\$ 7.58	\$ 1.94	\$ 1.23	\$ 0.62	\$ 0.62	\$ 7,560	\$ 6,220	\$ 2,440	\$ 1,230
	8/22/2006	8/19/2006	266-2006	2004 General Plan Traffic Impact Fees - Highway 50	\$ 2,450	\$ 1,600	\$ 2.14	\$ 1.00	\$ 0.25	\$ 0.16	\$ 0.08	\$ 0.08	\$ 997	\$ 819	\$ 321	\$ 161
ZONE 7	8/22/2006	8/19/2006	266-2006	2004 General Plan Traffic Impact Fees - Local	\$ 11,900	\$ 7,750	\$ 10.50	\$ 4.90	\$ 1.26	\$ 0.80	\$ 0.40	\$ 0.40	\$ 4,890	\$ 4,050	\$ 1,580	\$ 790
	8/22/2006	8/19/2006	266-2006	2004 General Plan Traffic Impact Fees - Highway 50	\$ 3,330	\$ 2,170	\$ 7.86	\$ 3.67	\$ 0.94	\$ 0.60	\$ 0.30	\$ 0.30	\$ 3,660	\$ 3,010	\$ 1,180	\$ 592

El Dorado Hills 2004GP Traffic Impact Fees - Local and Highway 50  
Zone 8

Effective through November 23, 2007

Zone	Resolution Date	Effective Date	Reference	Description	High-trip											
					Single Family per DU	Multi-Family per DU	Commercial per Sq.Ft.	Office per Sq.Ft.	Industrial per Sq.Ft.	Warehouse per Sq.Ft.	Church per Sq.Ft.	Gas Station per pump	Golf Course per hole	Campground per site	Bed & Breakfast per room	
ZONE 8	8/22/2006	8/19/2006	266-2006	2004 General Plan Traffic Impact Fees - Local	\$ 23,600	\$ 15,400	\$ 16.40	\$ 7.74	\$ 1.98	\$ 1.26	\$ 0.63	\$ 0.63	\$ 7,470	\$ 6,360	\$ 2,630	\$ 1,320
	8/22/2006	8/19/2006	266-2006	2004 General Plan Traffic Impact Fees - Highway 50	\$ 5,270	\$ 3,440	\$ 2.20	\$ 1.04	\$ 0.26	\$ 0.17	\$ 0.09	\$ 0.09	\$ 1,010	\$ 854	\$ 353	\$ 177

**2004GP Traffic Impact Fees - Local and Highway 50  
Zones 1-7  
Effective starting November 24, 2007**

Zone	Resolution Date	Effective Date	Resolution #	Description	High-Trip											
					Single Family per DU	Multi-Family per DU	Commercial per Sq.Ft.	Office per Sq.Ft.	Industrial per Sq.Ft.	Warehouse per Sq.Ft.	Church per Sq.Ft.	Gas Station per pump	Golf Course per hole	Campground Bed & Breakfast per room		
ZONE 1	9/25/2007	11/24/2007	243-2007	2004 General Plan Traffic Impact Fees - Local	\$ 13,500	\$ 8,800	\$ 16.80	\$ 7.82	\$ 2.01	\$ 1.27	\$ 0.64	\$ 0.64	\$ 7,890	\$ 6,420	\$ 2,550	\$ 1,280
	9/25/2007	11/24/2007	243-2007	2004 General Plan Traffic Impact Fees - Highway 50	\$ 3,780	\$ 2,470	\$ 2.57	\$ 1.20	\$ 0.31	\$ 0.19	\$ 0.10	\$ 0.10	\$ 1,210	\$ 983	\$ 390	\$ 196
ZONE 2	9/25/2007	11/24/2007	243-2007	2004 General Plan Traffic Impact Fees - Local	\$ 30,100	\$ 19,700	\$ 18.50	\$ 8.65	\$ 2.21	\$ 1.40	\$ 0.71	\$ 0.71	\$ 8,180	\$ 7,110	\$ 2,690	\$ 1,350
	9/25/2007	11/24/2007	243-2007	2004 General Plan Traffic Impact Fees - Highway 50	\$ 12,300	\$ 7,920	\$ 7.97	\$ 3.73	\$ 0.96	\$ 0.62	\$ 0.31	\$ 0.31	\$ 3,530	\$ 3,080	\$ 1,170	\$ 580
ZONE 3	9/25/2007	11/24/2007	243-2007	2004 General Plan Traffic Impact Fees - Local	\$ 30,100	\$ 19,700	\$ 21.80	\$ 10.20	\$ 2.61	\$ 1.66	\$ 0.83	\$ 0.83	\$ 9,630	\$ 8,360	\$ 3,170	\$ 1,590
	9/25/2007	11/24/2007	243-2007	2004 General Plan Traffic Impact Fees - Highway 50	\$ 12,300	\$ 7,920	\$ 4.70	\$ 2.20	\$ 0.56	\$ 0.35	\$ 0.18	\$ 0.18	\$ 2,090	\$ 1,820	\$ 683	\$ 343
ZONE 4	9/25/2007	11/24/2007	243-2007	2004 General Plan Traffic Impact Fees - Local	\$ 13,300	\$ 8,620	\$ 18.00	\$ 8.36	\$ 2.15	\$ 1.36	\$ 0.68	\$ 0.68	\$ 8,340	\$ 6,850	\$ 2,690	\$ 1,350
	9/25/2007	11/24/2007	243-2007	2004 General Plan Traffic Impact Fees - Highway 50	\$ 2,370	\$ 1,550	\$ 3.08	\$ 1.44	\$ 0.38	\$ 0.24	\$ 0.13	\$ 0.13	\$ 1,440	\$ 1,190	\$ 463	\$ 232
ZONE 5	9/25/2007	11/24/2007	243-2007	2004 General Plan Traffic Impact Fees - Local	\$ 12,400	\$ 8,020	\$ 18.30	\$ 8.50	\$ 2.18	\$ 1.38	\$ 0.70	\$ 0.70	\$ 8,490	\$ 6,980	\$ 2,740	\$ 1,390
	9/25/2007	11/24/2007	243-2007	2005 General Plan Traffic Impact Fees - Highway 50	\$ 3,520	\$ 2,300	\$ 2.74	\$ 1.28	\$ 0.32	\$ 0.21	\$ 0.10	\$ 0.10	\$ 1,280	\$ 1,050	\$ 411	\$ 207
ZONE 6	9/25/2007	11/24/2007	243-2007	2004 General Plan Traffic Impact Fees - Local	\$ 24,700	\$ 16,100	\$ 18.70	\$ 8.65	\$ 2.21	\$ 1.40	\$ 0.71	\$ 0.71	\$ 8,640	\$ 7,110	\$ 2,790	\$ 1,410
	9/25/2007	11/24/2007	243-2007	2005 General Plan Traffic Impact Fees - Highway 50	\$ 2,800	\$ 1,830	\$ 2.44	\$ 1.14	\$ 0.29	\$ 0.18	\$ 0.09	\$ 0.09	\$ 1,140	\$ 935	\$ 367	\$ 184
ZONE 7	9/25/2007	11/24/2007	243-2007	2004 General Plan Traffic Impact Fees - Local	\$ 13,600	\$ 8,850	\$ 12.00	\$ 5.59	\$ 1.44	\$ 0.91	\$ 0.46	\$ 0.46	\$ 5,590	\$ 4,630	\$ 1,810	\$ 902
	9/25/2007	11/24/2007	243-2007	2005 General Plan Traffic Impact Fees - Highway 50	\$ 3,810	\$ 2,480	\$ 8.97	\$ 4.19	\$ 1.07	\$ 0.68	\$ 0.34	\$ 0.34	\$ 4,180	\$ 3,440	\$ 1,350	\$ 676

El Dorado Hills 2004GP Traffic Impact Fees - Local and Highway 50  
Zone 8

Effective starting November 24, 2007

Zone	Resolution Date	Effective Date	Reference	Description	Single Family per DU	Multi-Family per DU	High-trip Commercial per Sq.Ft.	Commercial per Sq.Ft.	Office per Sq.Ft.	Industrial per Sq.Ft.	Warehouse per Sq.Ft.	Church per Sq.Ft.	Gas Station per pump	Golf Course per hole	Campground per site	Bed & Breakfast per room
ZONE 8	9/25/2007	11/24/2007	266-2006	2004 General Plan Traffic Impact Fees - Local	\$ 27,000	\$ 17,600	\$ 18.80	\$ 8.84	\$ 2.26	\$ 1.44	\$ 0.72	\$ 0.72	\$ 8,530	\$ 7,270	\$ 3,010	\$ 1,510
	9/25/2007	11/24/2007	266-2006	2004 General Plan Traffic Impact Fees - Highway 50	\$ 6,020	\$ 3,930	\$ 2.51	\$ 1.19	\$ 0.30	\$ 0.19	\$ 0.10	\$ 0.10	\$ 1,160	\$ 975	\$ 403	\$ 203