



DEVELOPMENT FEES

Effective January 1, 2021

Table 1	Residential													
	Single Family			Multi-Family					Small Multi-Family (Less than 700 square feet)					
	Greenfield	Spring Lake	Infill	Greenfield	Spring Lake	Infill	Corridor	Downtown	Greenfield	Spring Lake	Infill	Corridor	Downtown	
	Roads	\$8,742	\$8,742	\$5,828	\$3,583	\$3,583	\$2,388	\$2,149	\$1,910	\$3,583	\$3,583	\$2,388	\$2,149	\$1,910
Wastewater	\$6,634	\$6,634	\$6,634	\$4,975	\$4,975	\$4,755	\$4,755	\$4,755	\$3,317	\$3,317	\$3,317	\$3,317	\$3,317	
General City	\$886	\$886	\$886	\$666	\$666	\$636	\$636	\$636	\$444	\$444	\$444	\$444	\$444	
Fire	\$3,003	\$3,003	\$3,003	\$1,801	\$1,801	\$1,751	\$1,751	\$1,751	\$1,201	\$1,201	\$1,201	\$1,201	\$1,201	
Police	\$725	\$725	\$725	\$543	\$543	\$520	\$520	\$520	\$362	\$362	\$362	\$362	\$362	
Library	\$554	\$554	\$554	\$415	\$415	\$397	\$397	\$397	\$277	\$277	\$277	\$277	\$277	
Water	\$5,297	\$5,297	\$5,297	**\$3,973 if individually metered					**\$2,649 if individually metered					
Parks	\$8,182	\$4,501	\$8,182	\$6,136	\$3,375	\$5,865	\$5,865	\$5,865	\$4,091	\$2,250	\$4,091	\$4,091	\$4,091	
Admin	\$255	\$228	\$233	\$136	\$115	\$122	\$121	\$119	\$100	\$86	\$91	\$89	\$87	
Subtotal	\$34,278	\$30,570	\$31,342	\$18,255	\$15,473	\$16,434	\$16,194	\$15,953	\$13,375	\$11,520	\$12,171	\$11,930	\$11,689	
ADU Subtotal	n/a	n/a	n/a	\$10,594	\$8,369	\$9,315	\$9,122	\$8,930	n/a	n/a	n/a	n/a	n/a	

NOTE Water fee IS included in subtotal for single family.

NOTE Water fee IS NOT included in subtotal for Multi-Family and small Multi-family. If individually metered, please add water fee above, and an additional admin fee will be due in the amount of .75% of water fee (not included in subtotal). No MPFP fees shall be charged on an ADU < 750 sq. ft.

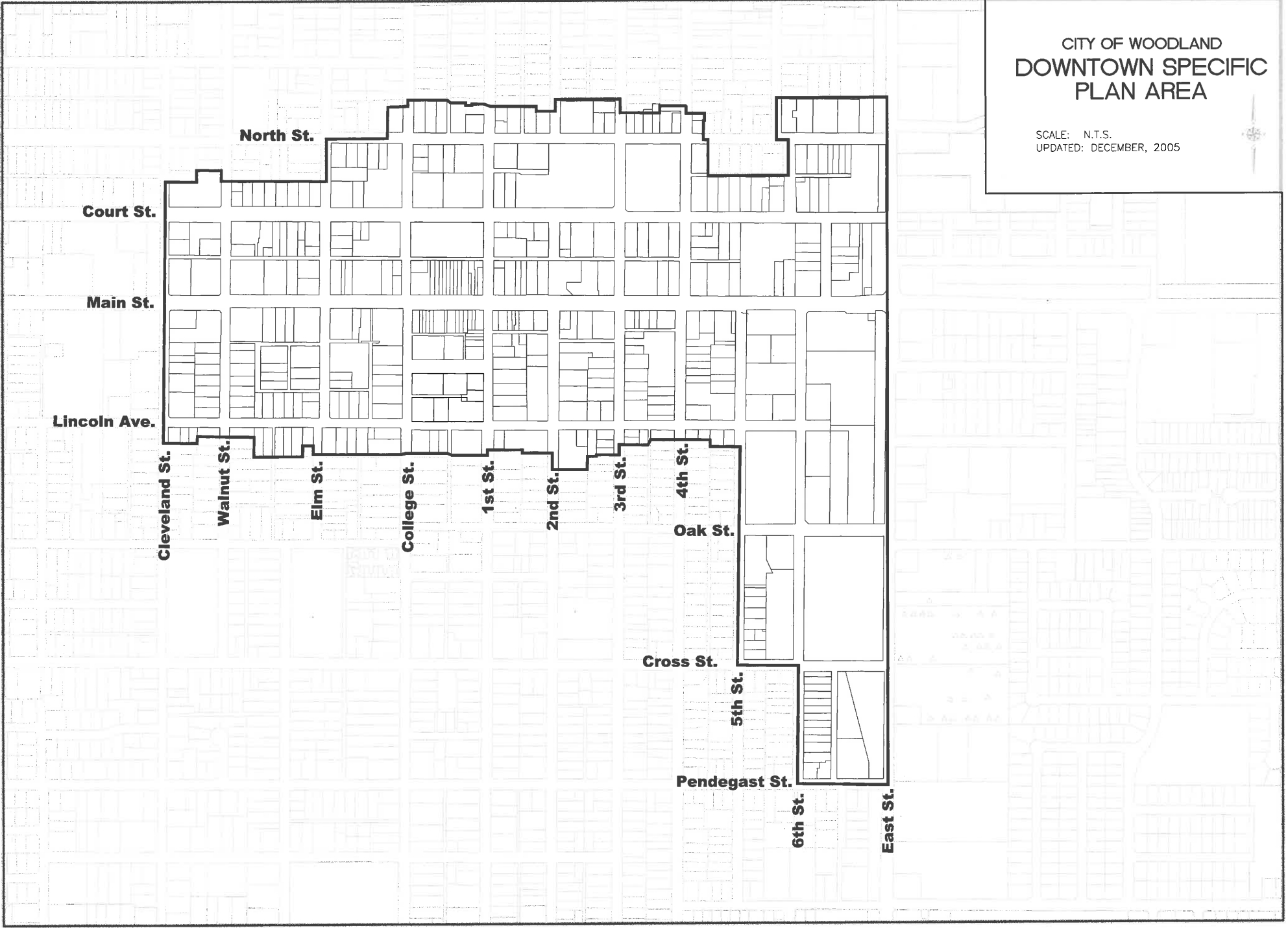
Table 2	Water by Meter Size			
	Meter Size	Weight Factor	Calculated Fee	Admin Fee
	1"	1.0	\$5,297	\$40
	1 1/2"	2.0	\$10,594	\$79
	2"	3.2	\$16,950	\$127
	3"	6.0	\$31,782	\$238
	4"	10.0	\$52,970	\$397
	6"	20.0	\$105,940	\$795
	8"	32.0	\$169,504	\$1,271
** Residential Water fees for Single Family and individually metered Multi-family units are a flat rate based on a 1" meter fee (75% for Multi-family and 50% for Small Multi-family). Water fees for Commercial and Multi-family with a single meter are based on meter size per chart above.				

Table 3	Storm Drainage (Per Acre)				
		Single Family	Multi-family	Commercial	Schools
	Area E1	\$10,356	\$15,535	\$16,570	\$12,997
Area E2	\$8,874	\$13,310	\$14,197	\$11,136	
Area E3	\$6,534	\$9,802	\$10,455	\$8,201	
Area E4	\$6,813	\$10,219	\$10,901	\$8,551	
Area E5	\$2,549	\$3,825	\$4,079	\$3,200	
Area E6	\$1,845	\$2,767	\$2,952	\$2,316	
Area N1	\$50,225	\$75,338	\$80,360	\$63,032	
Area N1	\$43,255	\$64,883	\$69,207	\$54,285	
Area S6a	\$13,335	\$20,002	\$21,337	\$16,735	
Area S6b	\$13,180	\$19,771	\$21,089	\$16,541	

Table 4	Commercial (Per 1,000 Building Square Feet)			
		Retail	Service	Office
Roads	\$10,856	\$7,722	\$5,796	\$4,466
Wastewater	\$2,708	\$2,708	\$1,624	\$3,047
General City	\$591	\$591	\$739	\$246
Fire	\$1,751	\$1,751	\$2,002	\$1,167
Police	\$483	\$483	\$603	\$201
Library	\$0	\$0	\$0	\$0
Water	** By meter size - see Table 2 **			
Parks	\$0	\$0	\$0	\$0
Admin	\$123	\$99	\$81	\$68
Subtotal	\$16,512	\$13,354	\$10,845	\$9,195

CITY OF WOODLAND
DOWNTOWN SPECIFIC
PLAN AREA

SCALE: N.T.S.
UPDATED: DECEMBER, 2005



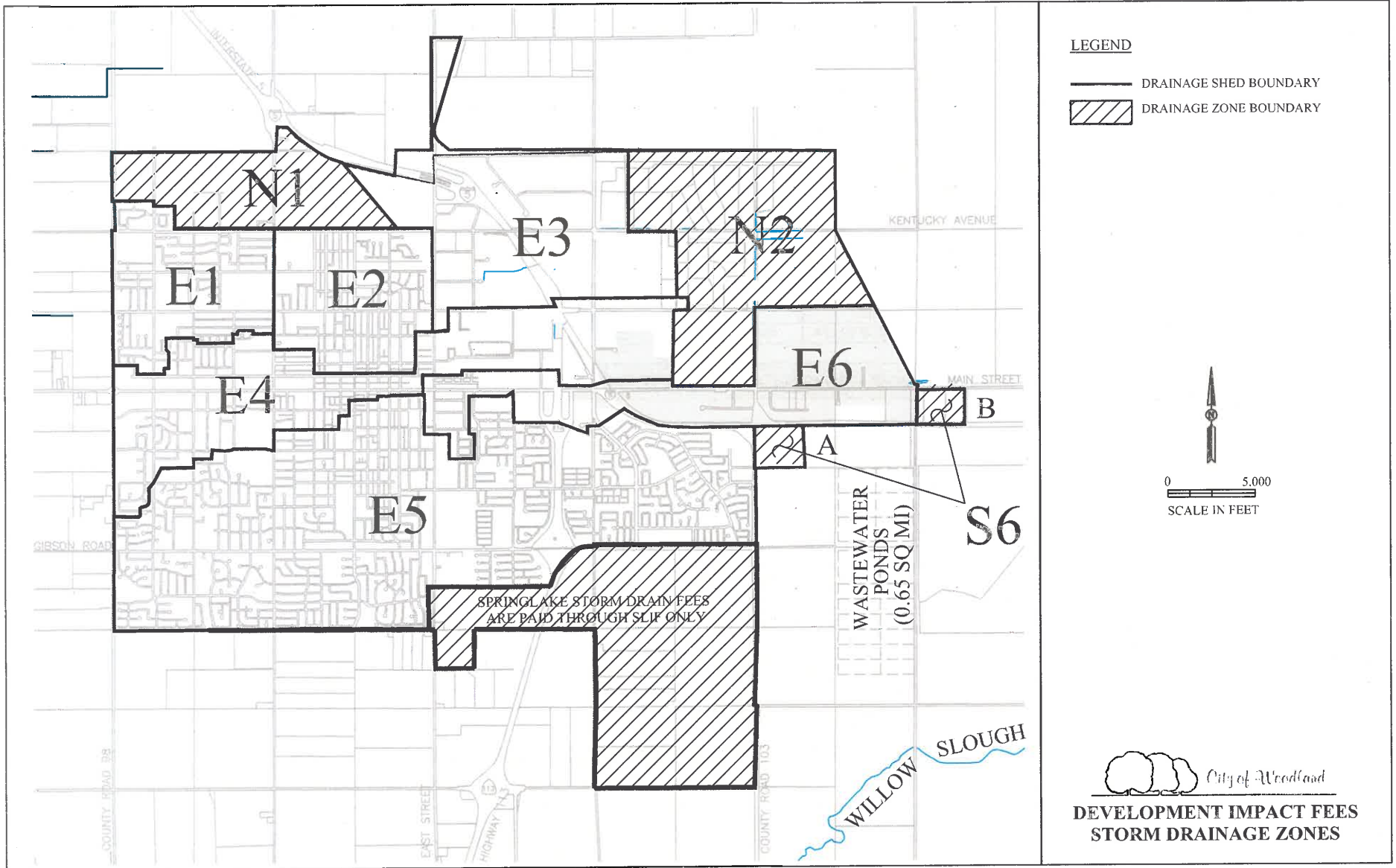


FIGURE 1