



County of El Dorado

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Master Report

File Number: 10-1123

***File ID:** 10-1123

Agenda Type: Agenda Item

Status: Department Matters

Version: 2

Reference:

Gov Body: Board of Supervisors

Created: 10/13/2010

Agenda Title: DOT 12-7-10 Receive and File the Impact Fee Program Report for the 2009/2010 Fiscal Year.

Final Action: 01/25/2011

Title: Department of Transportation recommending the Board receive and file the Impact Fee Program Report for Fiscal Year 2009/2010. (Cont'd 12/7/10, Item 23) (Est. Time: 15 Min.)

Notes:

Agenda Date: 01/25/2011

Sponsors:

Enactment Date:

Attachments: A - cash statement, B - descriptions of fee programs, C - fee schedules, 2A - Road Report - TIM Funded Labor 09-10.pdf

Time Required:

Same:

Hearing Date:

Contact: Scott Wilson

Next Meeting Date:

Approval History

Version	Date	Approver	Action
1	11/08/2010	Ruth Young	Approved
1	11/09/2010	Jim Ware	Approved
1	11/09/2010	Agenda Coordinator	Delegate
1	11/30/2010	Laura Schwartz	Approved
Notes	Consent		
1	11/30/2010	Gayle Erbe-Hamlin	Approved

History of Legislative File

Ver- sion:	Acting Body:	Date:	Action:	Sent To:	Due Date:	Return Date:	Result:

1	Board of Supervisors	12/07/2010	Approved	Pass
	Action Text:	This matter was Approved on the consent calendar noting that it has been requested that the Department of Transportation present a report on January 25, 2011 regarding salaries needed to implement the Traffic Impact Fee Program.		
		Yes 3 - Supervisor Nutting, Supervisor Sweeney and Supervisor Briggs		3-1-1
		Noes 1 - Supervisor Santiago		
		Absent 1 - Supervisor Knight		
2	Board of Supervisors	01/25/2011	Continued	Pass
	Action Text:	This matter was continued off calendar upon approval of the consent calendar.		
		Yes 5 - Supervisor Knight, Supervisor Nutting, Supervisor Briggs,		5
		Supervisor Santiago and Supervisor Sweeney		

Text of Legislative File 10-1123

Department of Transportation recommending the Board receive and file the Impact Fee Program Report for Fiscal Year 2009/2010. (Cont'd 12/7/10, Item 23) (Est. Time: 15 Min.)

Fiscal Impact/Change to Net County Cost:

There is no fiscal impact and no change to net County cost associated with this item.

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 66006, 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 for which fees were expended
- Approximate date by which construction will commence
- A summary 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

The attached schedules provide a brief summary of the road impact fee programs administered by the County.

Action to be taken following Board approval:

Attachments A through C, Impact Fee Program Report for the 2009/2010 Fiscal Year will be posted to the El Dorado County Department of Transportation's web site.

Contact: James W. Ware, PE

Director of Transportation

Concurrences:

ATTACHMENT A

El Dorado County Department of Transportation
Public Notice of Impact Fee Accounts
Fiscal Year 09/10

Fee Schedule on DOT Website (http://edcgov.us/DOT)		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		
Beginning Cash Balance 7/01/09		3,433,841	6,667,542	5,388,276	4,241,106	1,102,372		
Fees Collected FY 09/10		285,132	-	358,115	842,771	497,202		
Refunds		-	-	-	(34,290)	(35,519)		
Interest Earned		9,178	18,603	16,325	12,966	3,568		
Loans or Inter-Fund Transfers		-	-	-	-	-		
Adjustments		-	-	-	-	-		
Public Improvement Expenditures	Project #						Approximate Construction Start Date	(1) Life to Date % Funded with Impact Fees
BASS LAKE ROAD - SERRANO PARKWAY TO EXISTING BASS LAKE ROAD	71355	181,150					Complete	100%
BASS LAKE ROAD - SPECIFIC PLAN PHASE 1A	71354	434					Beyond 2019	100%
CAMERON PARK DRIVE/GREEN VALLEY ROAD INTERSECTION IMPROVEMENTS	73150				125,401		2014-2019	89%
CAMERON PARK WIDENING FROM DUROCK ROAD TO COACH LANE	72367				3,635		2014-2019	96%
DIAMOND SPRINGS PARKWAY	72334				593,510		2012	69%
EL DORADO HILLS BOULEVARD AT OLSON LANE SIGNALIZATION	73129	1,684					Complete	99%
EL DORADO HILLS BOULEVARD INTERCHANGE - SARATOGA REALIGNMENT - PHASE 1.2A	71321	604,166					Complete	95%
EL DORADO HILLS BOULEVARD/FRANCISCO DRIVE INTERSECTION ALIGNMENT	72332	607					Beyond 2019	68%
GENERAL PLAN TRANSPORTATION IMPACT FEES UPDATE	34007			24,767	34,601	21,760	N/A	98%
GREEN VALLEY ROAD WIDENING - COUNTY LINE TO FRANCISCO DRIVE	72355	12,527					Complete	96%
HEADINGTON ROAD EXTENSION - MISSOURI FLAT ROAD TO EL DORADO ROAD	71375				119,575		2014-2019	99%
LATROBE ROAD CONNECTOR TO WHITE ROCK ROAD - STUDY	66116		16,427				N/A	100%
LATROBE ROAD WIDENING (2 TO 4 LANES) - SUNCAST LANE TO GOLDEN FOOTHILL PARKWAY (SOUTH)	72403		1,675,613				Complete	92%
LATROBE ROAD WIDENING (4 TO 6 LANES) - US 50 TO WHITE ROCK ROAD	72402		176,886				Complete	100%
MISSOURI FLAT / GOLDEN CENTER SIGNALIZATION	73356				55,234		Complete	99%
PLEASANT VALLEY ROAD (SR 49)/PATTERSON DRIVE INTERSECTION SIGNALIZATION	73320				51,397		2013	98%
PLEASANT VALLEY ROAD AT OAK HILL ROAD INTERSECTION IMPROVEMENTS	73358				(15)		2012	10%
SARATOGA WAY EXTENSION - PHASE 1	71324	110,058					2014-2019	98%
SILVA VALLEY PARKWAY WIDENING (2 TO 4 LANES)	72370	232,477					In Construction	97%
U.S. 50/CAMERON PARK DRIVE INTERCHANGE ALTERNATIVES STUDY	72359				884	884	N/A	99%

El Dorado County Department of Transportation
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Fiscal Year 09/10

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U.S. 50/CAMERON PARK DRIVE INTERCHANGE IMPROVEMENTS - PHASE 1	72361				45,851	45,851	2014-2019	99%
U.S. 50/CAMINO AREA PARALLEL CAPACITY/SAFETY STUDY	71319					54,295	N/A	100%
U.S. 50/EL DORADO HILLS BLVD INTERCHANGE - PEDESTRIAN OVERCROSSING	71340	73,400					Beyond 2019	44%
U.S. 50/EL DORADO HILLS BOULEVARD INTERCHANGE IMPROVEMENTS	71323	65,608					Beyond 2019	100%
U.S. 50/EL DORADO HILLS BOULEVARD INTERCHANGE PHASE 1.1: SOUNDWALL	71318	403					Complete	99%
U.S. 50/EL DORADO ROAD INTERCHANGE IMPROVEMENTS - PHASE 1	71347				11	11	Beyond 2019	99%
U.S. 50/MISSOURI FLAT ROAD INTERCHANGE IMPROVEMENTS - PHASE 1A	71317				355,686	355,686	Complete	98%
U.S. 50/MISSOURI FLAT ROAD INTERCHANGE IMPROVEMENTS - PHASE 1B	71336				(879)	(879)	In Construction	25%
U.S. 50/PONDEROSA RD INTERCHANGE - DUROCK RD REALIGNMENT	71338				3,272	3,272	2014	97%
U.S. 50/PONDEROSA RD INTERCHANGE - N. SHINGLE RD REALIGNMENT	71339				2,066	2,066	2014	97%
U.S. 50/PONDEROSA RD/SO. SHINGLE RD INTERCHANGE IMPROVEMENTS	71333				60,752	60,752	2014-2019	99%
WHITE ROCK ROAD WIDENING - LATROBE ROAD TO MONTE VERDE DRIVE/WINDFIELD INTERSECTION SIGNALIZATION	72372	217,026					In Construction	96%
WHITE ROCK ROAD REALIGNMENT - MANCHESTER DRIVE TO LATROBE ROAD	72401		185,200				Complete	100%
WHITE ROCK ROAD WIDENING - WEST COUNTY LINE TO WINDFIELD	72360	504,486					Complete	100%
WHITE ROCK ROAD WIDENING (2 TO 4 LANES) - KEABLES ROAD TO U.S. 50/SILVA VALLEY PARKWAY INTERCHANGE	72374	1,334					Beyond 2019	98%
WHITE ROCK ROAD/POST STREET SIGNAL	73310	2,735					Beyond 2019	100%
Reverse Accruals		(25,906)	(3,252)	-	4,304	6,526		
Total Public Improvement Expenditures (Cash)		1,982,189	2,050,874	24,767	1,455,285	550,224		
Ending Cash Balance 6/30/10		1,745,962	4,635,271	5,737,949	3,607,268	1,017,399		

(1) Does not reflect final project funding percentage

El Dorado County Department of Transportation
Public Notice of Impact Fee Accounts
Fiscal Year 09/10

Fee Schedule on DOT Website (http://edcgov.us/DOT)	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	Highway 50 Corridor Variable TIM Fee Acct. 7730700		
Beginning Cash Balance 7/01/09	376,502	20,823,108	8,973,343	10,182,925		
Fees Collected FY 09/10	-	-	-	-		
Refunds	-	(44,755)	(4,480)	(57,771)		
Interest Earned	1,111	60,422	26,399	24,611		
Loans or Inter-Fund Transfers	-	-	-	-		
					Approximate Construction Start Date	(1) Life to Date % Funded with Impact Fees
Public Improvement Expenditures	Project #					
CAMERON PARK DRIVE/COUNTRY CLUB DRIVE/PALMER DRIVE INTERSECTION IMPROVEMENTS	72364		238		Complete	96%
CAMERON PARK DRIVE/LA CANADA DRIVE INTERSECTION IMPROVEMENTS	72366		218		Complete	96%
COUNTY CLUB DR. - SILVA VALLEY PARKWAY TO THE "OLD LINCOLN HIGHWAY"	71335	137,771			2012	97%
DUROCK ROAD/BUSINESS DRIVE INTERSECTION SIGNALIZATION	73354		467,213		2011	98%
EDH BLVD INTERCHANGE - SARATOGA REALIGNMENT PHASE 1.2A	71321	84,469			Complete	95%
GREEN VALLEY ROAD WIDENING - COUNTY LINE TO FRANCISCO DRIVE	72355		8,009		Complete	96%
GREEN VALLEY ROAD/DEER VALLEY ROAD TURN LANES	76114		68,721		2011	96%
GREEN VALLEY ROAD/SILVER SPRINGS PARKWAY INTERSECTION	72404		867		2011	99%
LATROBE ROAD WIDENING (2 TO 4 LANES) - GOLDEN FOOTHILL PARKWAY (SOUTH) TO INVESTMENT BOULEVARD	72350	89,899			Beyond 2019	97%
MISSOURI FLAT ROAD/GOLDEN CENTER DRIVE INTERSECTION SIGNALIZATION	73356		18,781		Complete	99%
MOTHER LODGE DRIVE TWO-WAY LEFT TURN LANE/WIDENING	73130		65		Complete	92%
MOTHER LODGE DRIVE/PLEASANT VALLEY ROAD INTERSECTION IMPROVEMENTS	73307		65		Beyond 2019	95%
PLEASANT VALLEY ROAD / OAK HILL ROAD INTERSECTION IMPROVEMENT	73358		11,715		2011	10%
PLEASANT VALLEY ROAD TWO-WAY LEFT TURN LANE	73318		43		Complete	18%
SILVER SPRINGS PKWY OFFSITE	76108		84,180		2012	97%
SILVER SPRINGS PKWY ONSITE & SIGNAL AT GREEN VALLEY ROAD	76107		92,696		2011	96%
U.S. 50 CORRIDOR PROGRAM MANAGEMENT	53121			1,136	N/A	100%

El Dorado County Department of Transportation
Public Notice of Impact Fee Accounts
Fiscal Year 09/10

Fee Schedule on DOT Website (http://edcgov.us/DOT)		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	Highway 50 Corridor Variable TIM Fee Acct. 7730700		
U.S. 50 HOV LANES (PHASE 1) - EL DORADO HILLS TO BASS LAKE GRADE	53110				3,249,666	In Construction	32%
U.S. 50 HOV LANES (PHASE 2) - BASS LAKE GRADE TO CAMERON PARK DRIVE	53113				(48,111)	2011	0.4%
U.S. 50/SILVA VALLEY PARKWAY INTERCHANGE - PH 2 - ON RAMPS AND AUXILARY LANES ON U.S. 50	71345		23			2014-2019	95%
U.S. 50/SILVA VALLEY PARKWAY INTERCHANGE - PHASE 1	71328		190,122			2012	98%
Reverse Accruals		-	-	-	12,331		
Total Public Improvement Expenditures (Cash)		174,368	327,916	752,811	3,215,022		
Ending Cash Balance 6/30/10		203,245	20,510,859	8,242,451	6,934,743		

(1) Does not reflect final project funding percentage

El Dorado County Department of Transportation
 Public Notice of Impact Fee Accounts
 Fiscal Year 09/10

Fee Schedule on DOT Website (http://edcgov.us/DOT)	El Dorado/ Diamond Springs Road Impact Fee Acct. 7730406	BAR J Trust Road Impact Fee Acct. 8830422	Marble Valley Road Road Impact Fee Acct. 8830423		
Beginning Cash Balance 7/01/09	137,384	184	52,203		
Fees Collected FY 09/10	-	-	-		
Refunds	-	-	-		
Interest Earned	401	0	152		
Loans or Inter-Fund Transfers	-	-	-		
Public Improvement Expenditures				Approximate Construction Start Date	(1) Life to Date % Funded with Impact Fees
Project #					
NO IMPROVEMENTS FUNDED IN FY09/10	-	-	-	N/A	N/A
Reverse Accruals	-	-	-		
Total Public Improvement Expenditures (Cash)	-	-	-		
Ending Cash Balance 6/30/10	137,785	184	52,355		

(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 15, 2010

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 CURRENTLY CHARGED AND USED TO FUND PROJECTS (Continued):

BAR J Trust Road Impact Fee

Established by Resolution 304-99 on December 14, 1999, the Country Club Drive-Tierra De Dios Area of Benefit (see map, figure 4) is intended to reimburse Bell Ranch Properties, LTD, the Developer that constructed improvements and realigned Country Club Drive and Tierra De Dios in the Cameron Park area. The associated fee is based on the apportionment of costs to benefiting properties as defined in the Engineer's Report for the Area of Benefit. These funds are collected by the County and are deposited into the Bar J Trust account, then disbursed to Bell Ranch Properties, LTD as reimbursement for the constructed improvements. Refer to Exhibit C for details of fee calculation.

Marble Valley Road – Road Impact Fee

Established by Resolution 118-2000 on May 2, 2000, the Marble Valley Road Area of Benefit (see map, figure 5) and its associated impact fee, are intended to be used to reimburse Developer(s) that build the future roadway known as Marble Valley Road. The fee, which is collected at the time of building permit application, is based on the percentage of peak hour trips allocated to the property as detailed in the Traffic Analysis for Marble Valley Road, an appendix of the Engineer's Report for the Area of Benefit. Refer to Exhibit C for details of fee calculation.

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 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.

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 3) and square footage:

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

El Dorado / Diamond Springs Road Impact Fee

This fee was established and collected to fund road projects in the El Dorado / Diamond Springs area of the County. The remaining amount in this fund has been designated to be used for the future signalization project at the intersection of Pleasant Valley Road (Highway 49) and Patterson Drive.

PREPAID TRAFFIC IMPACT FEES – WEST VALLEY (BLACKSTONE)

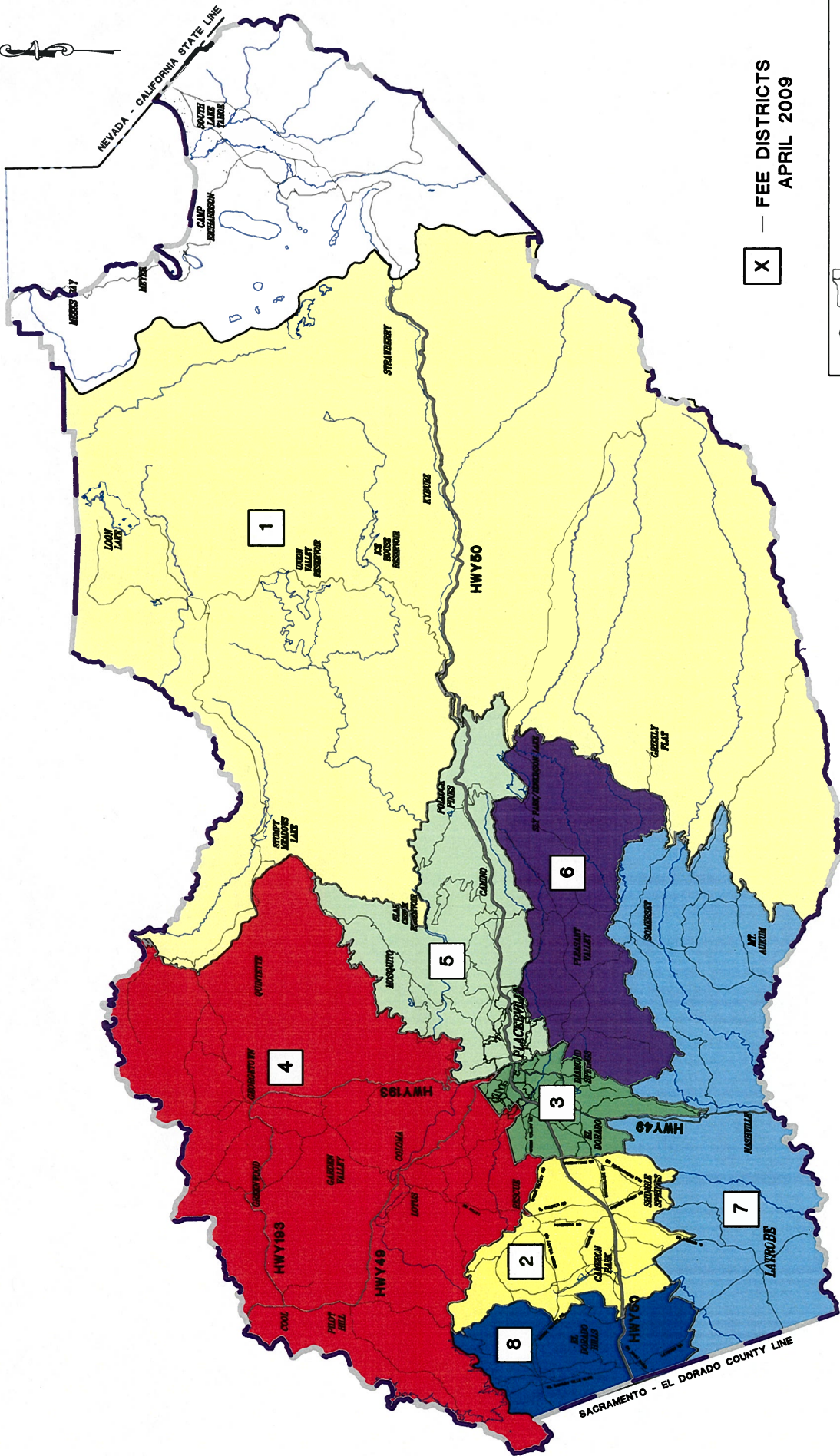
2004 General Plan Traffic Impact Mitigation (2004GP TIM) Fee – Zone 8 – West Valley Prepay Account

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 primarily for delivery of transportation projects that are conditioned to the development, with any remaining funds being utilized for other Capital Improvement Projects within the 2004GP TIM Zone 8 (El Dorado Hills).

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



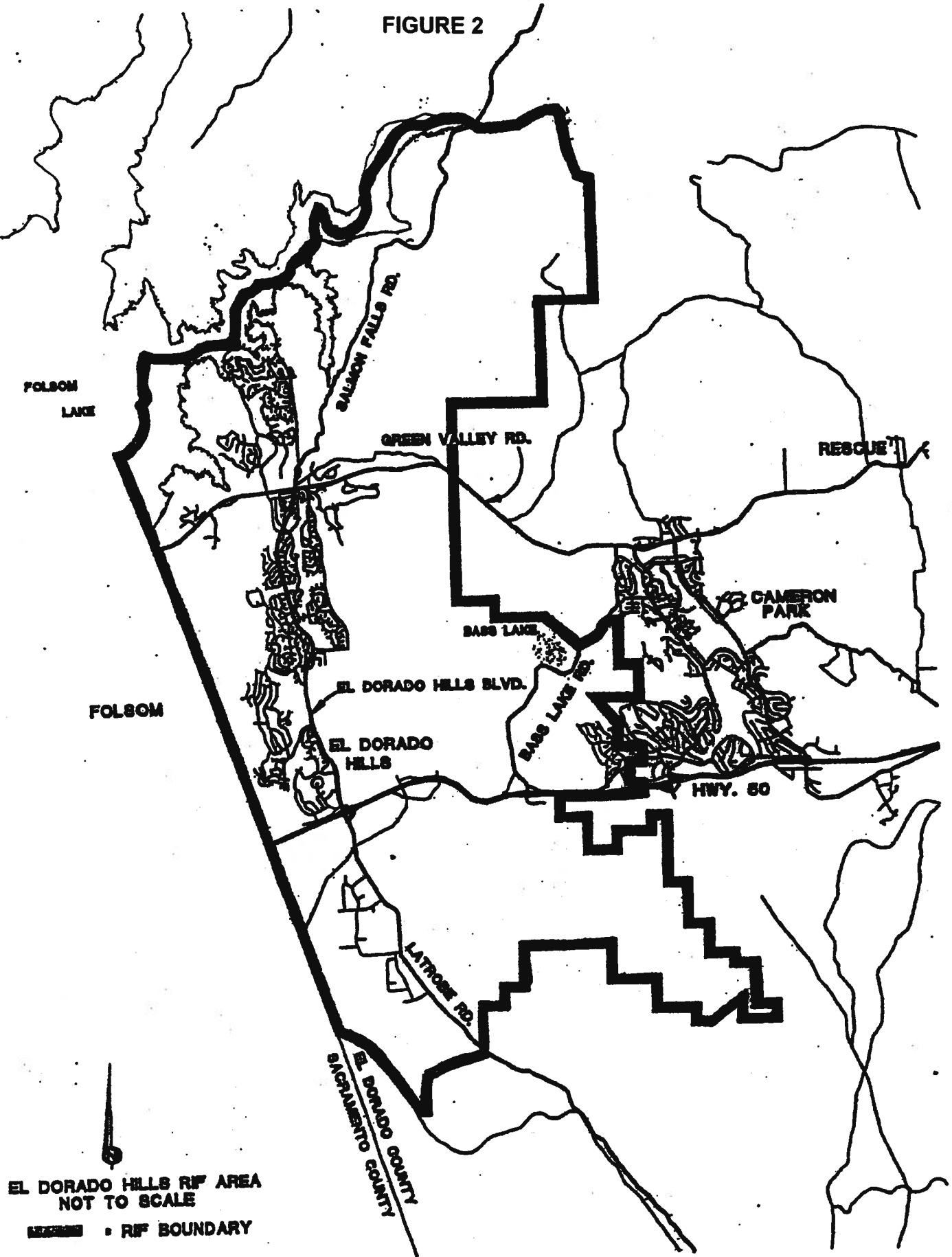
X — FEE DISTRICTS
APRIL 2009

EDC TIM FEE DISTRICTS

EL DORADO COUNTY
DEPARTMENT OF TRANSPORTATION
09.0538.C.1

NOT TO SCALE

FIGURE 2



EL DORADO HILLS RIF AREA
NOT TO SCALE

■ RIF BOUNDARY

FIGURE 3

EL DORADO COUNTY VARIABLE HIGHWAY 50 TIM FEE

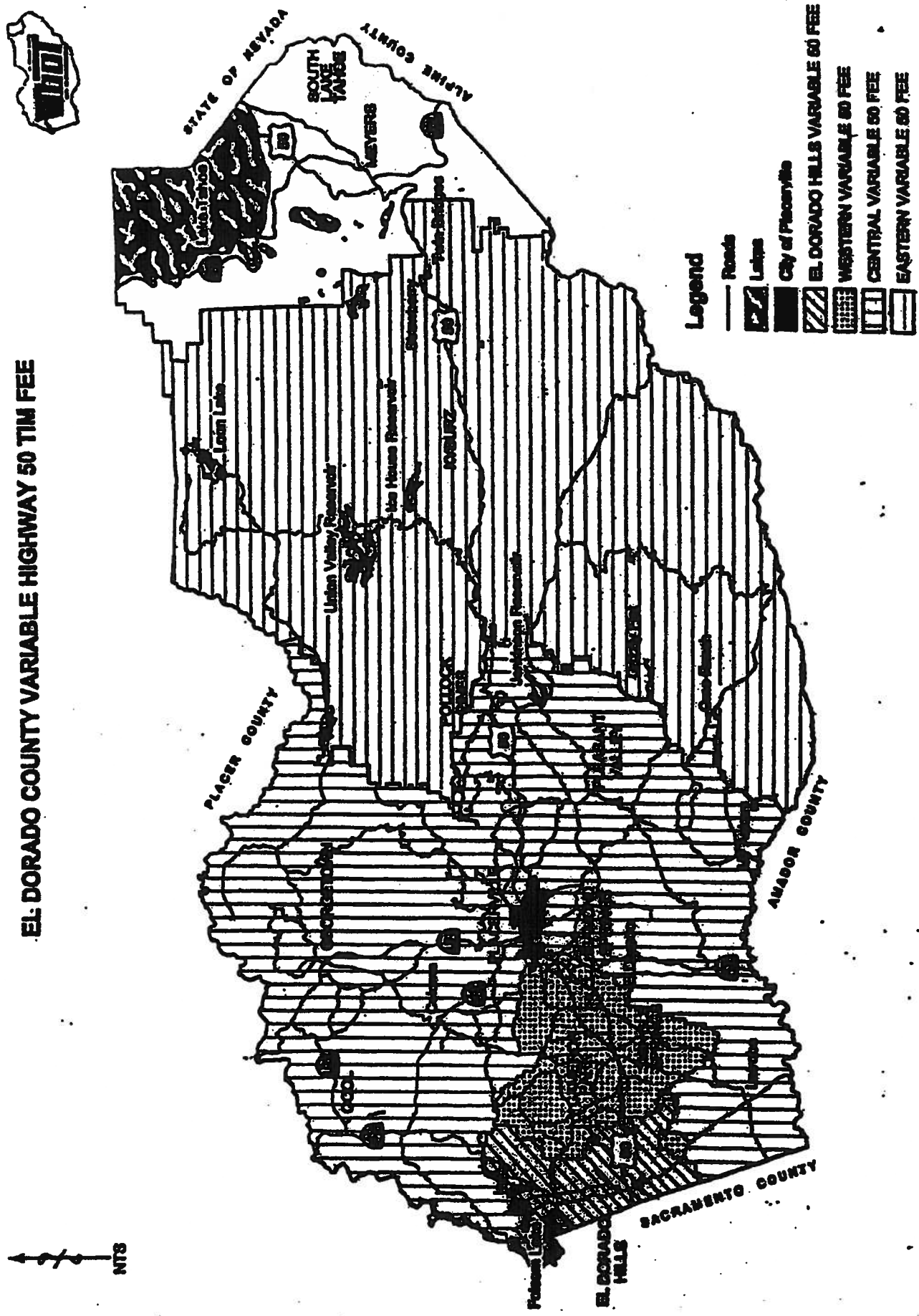

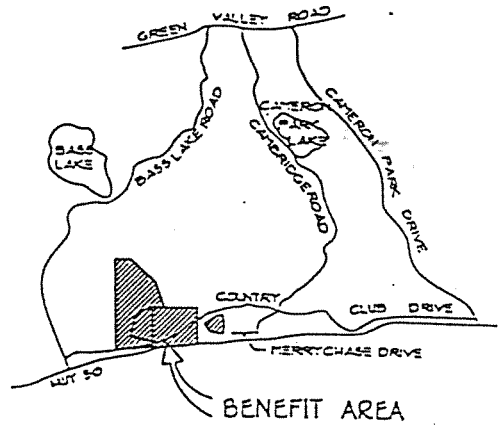


FIGURE 4

EXHIBIT 'C' BENEFIT AREA

 IMPROVEMENTS



VICINITY MAP
N.T.S.

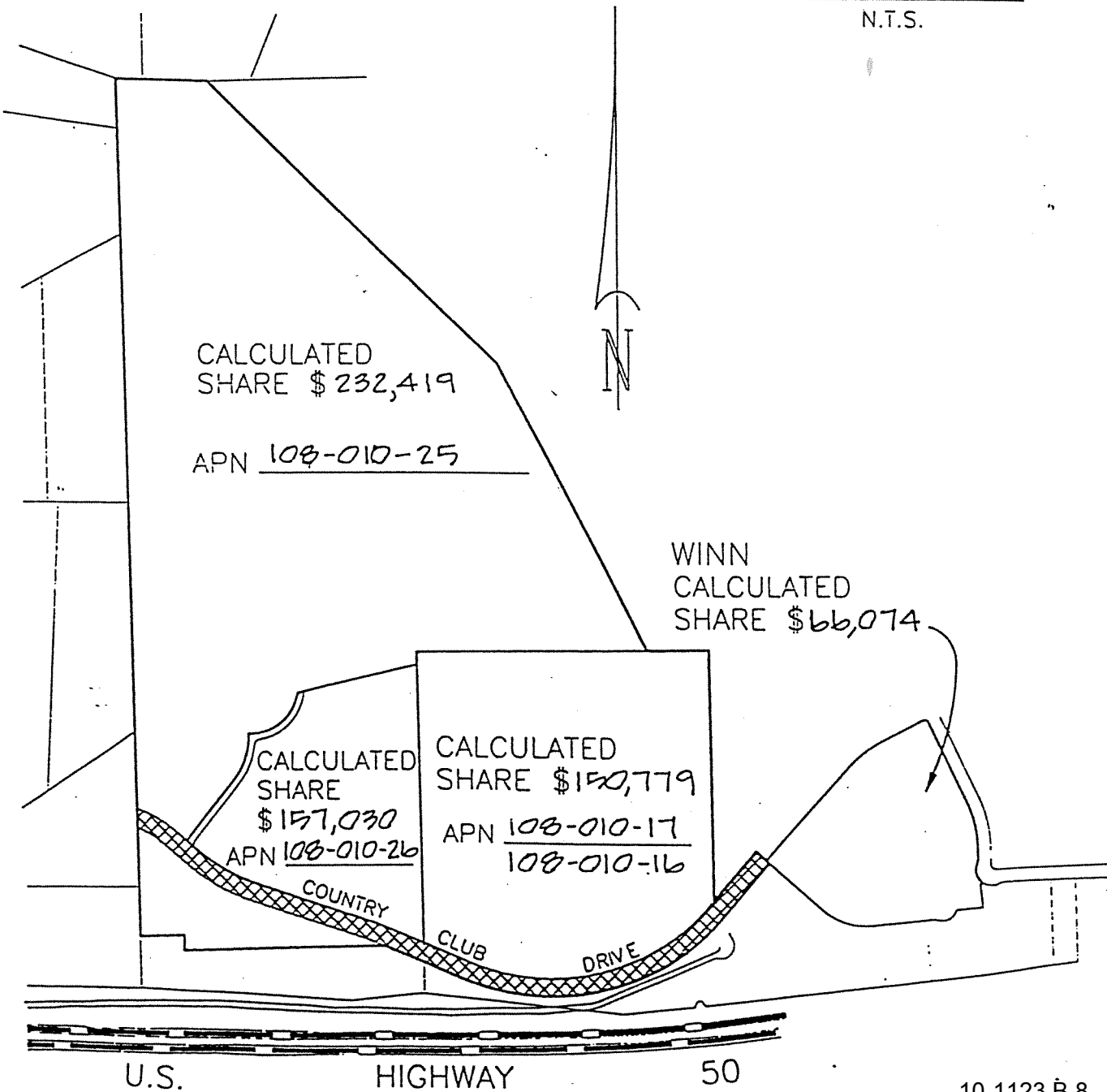


FIGURE 5

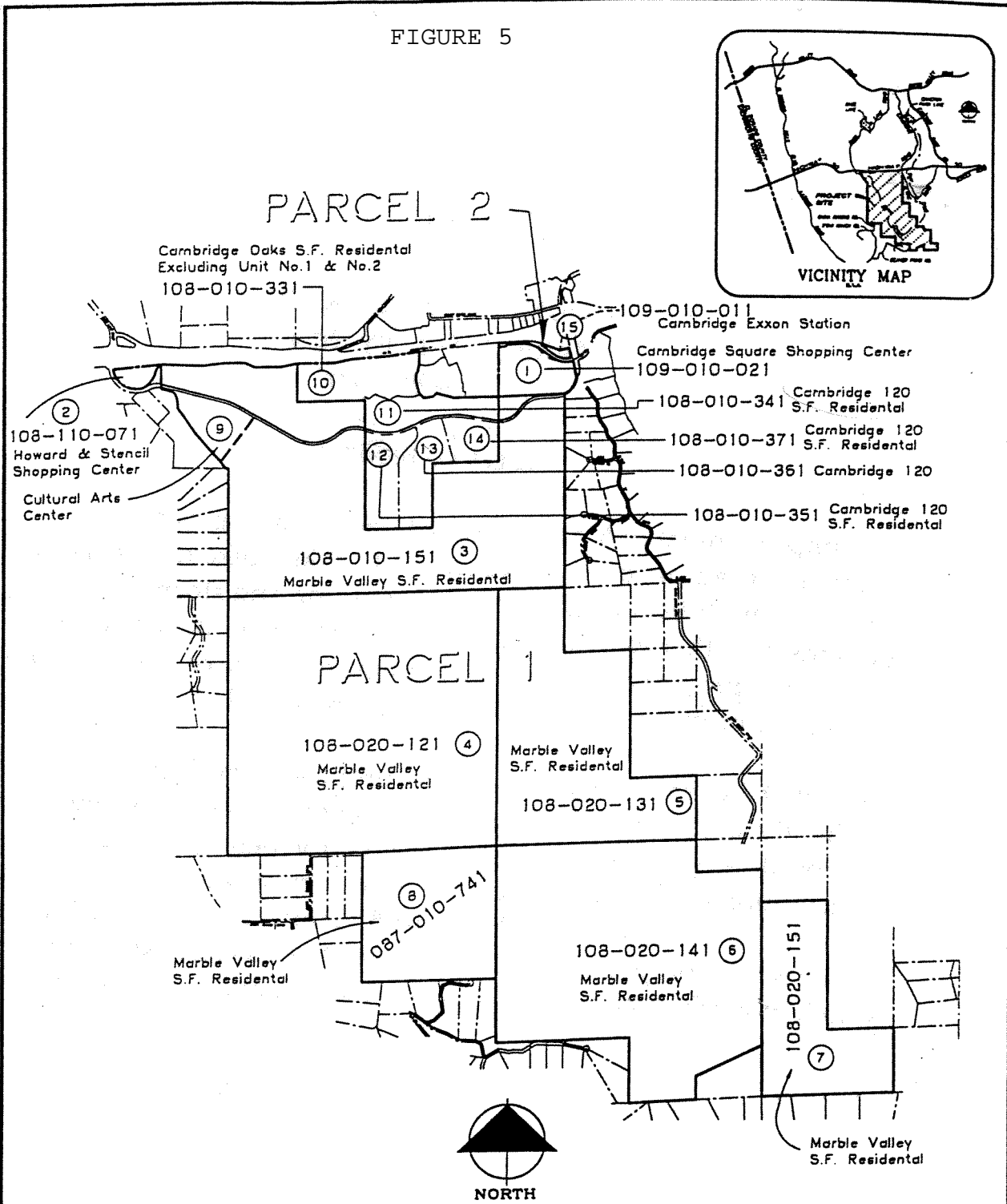


EXHIBIT D-1

MARBLE VALLEY ROAD
AREA OF BENEFIT

MARBLE VALLEY

El Dorado Hills, California
AREA OF BENEFIT MAP - DECEMBER 1998
Revised March 2000

ATTACHMENT C

**2004GP Traffic Impact Fees - Local and Highway 50
Zones 1-7
Effective July 1, 2009 through June 30, 2010**

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 per site	Bed & Breakfast per room		
ZONE 1	7/29/2008 & 6/2/2009	9/27/2008 & 8/1/2009	205-2008 & 114-2009	2004 General Plan Traffic Impact Fees - Local	\$ 13,300	\$ 8,650	\$ 16.50	\$ 7.68	\$ 1.98	\$ 1.25	\$ 0.63	\$ 0.63	\$ 7,750	\$ 6,310	\$ 2,510	\$ 1,260	
	7/29/2008 & 6/2/2009	9/27/2008 & 8/1/2009	205-2008 & 114-2009	2004 General Plan Traffic Impact Fees - Highway 50	\$ 3,710	\$ 2,430	\$ 2.53	\$ 1.18	\$ 0.30	\$ 0.19	\$ 0.10	\$ 0.10	\$ 1,190	\$ 966	\$ 383	\$ 193	
ZONE 2	7/29/2008 & 6/2/2009	9/27/2008 & 8/1/2009	205-2008 & 114-2009	2004 General Plan Traffic Impact Fees - Local	\$ 29,600	\$ 19,400	\$ 18.20	\$ 8.50	\$ 2.17	\$ 1.38	\$ 0.70	\$ 0.70	\$ 8,040	\$ 6,990	\$ 2,640	\$ 1,330	
	7/29/2008 & 6/2/2009	9/27/2008 & 8/1/2009	205-2008 & 114-2009	2004 General Plan Traffic Impact Fees - Highway 50	\$ 12,100	\$ 7,780	\$ 7.83	\$ 3.67	\$ 0.94	\$ 0.61	\$ 0.30	\$ 0.30	\$ 3,470	\$ 3,030	\$ 1,150	\$ 570	
ZONE 3	7/29/2008 & 6/2/2009	9/27/2008 & 8/1/2009	205-2008 & 114-2009	2004 General Plan Traffic Impact Fees - Local	\$ 29,600	\$ 19,400	\$ 21.40	\$ 10.00	\$ 2.56	\$ 1.63	\$ 0.82	\$ 0.82	\$ 9,460	\$ 8,220	\$ 3,120	\$ 1,560	
	7/29/2008 & 6/2/2009	9/27/2008 & 8/1/2009	205-2008 & 114-2009	2004 General Plan Traffic Impact Fees - Highway 50	\$ 12,100	\$ 7,780	\$ 4.62	\$ 2.16	\$ 0.55	\$ 0.34	\$ 0.18	\$ 0.18	\$ 2,050	\$ 1,790	\$ 671	\$ 337	
ZONE 4	7/29/2008 & 6/2/2009	9/27/2008 & 8/1/2009	205-2008 & 114-2009	2004 General Plan Traffic Impact Fees - Local	\$ 13,100	\$ 8,470	\$ 17.70	\$ 8.22	\$ 2.11	\$ 1.34	\$ 0.67	\$ 0.67	\$ 8,200	\$ 6,730	\$ 2,640	\$ 1,330	
	7/29/2008 & 6/2/2009	9/27/2008 & 8/1/2009	205-2008 & 114-2009	2004 General Plan Traffic Impact Fees - Highway 50	\$ 2,330	\$ 1,520	\$ 3.03	\$ 1.42	\$ 0.37	\$ 0.24	\$ 0.13	\$ 0.13	\$ 1,420	\$ 1,170	\$ 455	\$ 228	
ZONE 5	7/29/2008 & 6/2/2009	9/27/2008 & 8/1/2009	205-2008 & 114-2009	2004 General Plan Traffic Impact Fees - Local	\$ 12,200	\$ 7,880	\$ 18.00	\$ 8.35	\$ 2.14	\$ 1.36	\$ 0.69	\$ 0.69	\$ 8,340	\$ 6,860	\$ 2,690	\$ 1,370	
	7/29/2008 & 6/2/2009	9/27/2008 & 8/1/2009	205-2008 & 114-2009	2005 General Plan Traffic Impact Fees - Highway 50	\$ 3,460	\$ 2,260	\$ 2.69	\$ 1.26	\$ 0.31	\$ 0.21	\$ 0.10	\$ 0.10	\$ 1,260	\$ 1,030	\$ 404	\$ 203	
ZONE 6	7/29/2008 & 6/2/2009	9/27/2008 & 8/1/2009	205-2008 & 114-2009	2004 General Plan Traffic Impact Fees - Local	\$ 24,300	\$ 15,800	\$ 18.40	\$ 8.50	\$ 2.17	\$ 1.38	\$ 0.70	\$ 0.70	\$ 8,490	\$ 6,990	\$ 2,740	\$ 1,390	
	7/29/2008 & 6/2/2009	9/27/2008 & 8/1/2009	205-2008 & 114-2009	2005 General Plan Traffic Impact Fees - Highway 50	\$ 2,750	\$ 1,800	\$ 2.40	\$ 1.12	\$ 0.28	\$ 0.18	\$ 0.09	\$ 0.09	\$ 1,120	\$ 919	\$ 361	\$ 181	
ZONE 7	7/29/2008 & 6/2/2009	9/27/2008 & 8/1/2009	205-2008 & 114-2009	2004 General Plan Traffic Impact Fees - Local	\$ 13,400	\$ 8,700	\$ 11.80	\$ 5.49	\$ 1.42	\$ 0.89	\$ 0.45	\$ 0.45	\$ 5,490	\$ 4,550	\$ 1,780	\$ 886	
	7/29/2008 & 6/2/2009	9/27/2008 & 8/1/2009	205-2008 & 114-2009	2005 General Plan Traffic Impact Fees - Highway 50	\$ 3,740	\$ 2,440	\$ 8.81	\$ 4.12	\$ 1.05	\$ 0.67	\$ 0.33	\$ 0.33	\$ 4,110	\$ 3,380	\$ 1,330	\$ 664	

**EI Dorado Hills 2004GP Traffic Impact Fees - Local and Highway 50
Zone 8
Effective July 1, 2009 through June 30, 2010**

Zone	Resolution Date	Effective Date	Reference	Description	Single Family per DU	Multi-Family per DU	High-trip		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
							Commercial per Sq.Ft.	Commercial per Sq.Ft.								
ZONE 8	7/29/2008 & 6/2/2009	9/27/2008 & 8/1/2009	205-2008 & 114-2009	2004 General Plan Traffic Impact Fees - Local	\$ 26,500	\$ 17,300	\$ 18.50	\$ 8.69	\$ 2.22	\$ 1.42	\$ 0.71	\$ 0.71	\$ 8,380	\$ 7,140	\$ 2,960	\$ 1,480
	7/29/2008 & 6/2/2009	9/27/2008 & 8/1/2009	205-2008 & 114-2009	2004 General Plan Traffic Impact Fees - Highway 50	\$ 5,920	\$ 3,860	\$ 2.47	\$ 1.17	\$ 0.29	\$ 0.19	\$ 0.10	\$ 0.10	\$ 1,140	\$ 958	\$ 396	\$ 199

**County of El Dorado - Country Club Drive / Tierra De Dios Area of Benefit
Benefit Roll & Spread (Fees collected based on these assessed amounts)
Effective July 1, 2009 through June 30, 2010**

Benefit Number	Development Project	Assessors Parcel Number	Percent of Benefit	Assessed Amount
1	Bell Ranch (No payment due - Constructed improvements)	108-010-25	37.2%	\$ 232,445
2	Roman Catholic Property	108-010-16 & 17	23.9%	\$ 149,429
3	Holy Trinity Church & School Buildings	108-010-26	25.3%	\$ 158,353
4	Winncrest - Bar J (Paid in Full)	Various	13.6%	\$ 66,074

**County of El Dorado - Marble Valley Road Area of Benefit
Benefit Roll & Spread (Fees collected based on these assessed amounts)
Effective July 1, 2009 through June 30, 2010**

Benefit Number (See Maps, Figure 6)	Development Project and Land Use	Assessors Parcel Number	Percent Trips	Assessed Amount
1	Cambridge Square Shopping Center	109-010-021	31.0%	\$ 1,246,257
2	Howard & Stencil Single Family Residential	108-110-071	0.1%	\$ 4,020
3	Marble Valley Single Family Residential	108-010-151		
4	Marble Valley Single Family Residential	108-020-121		
5	Marble Valley Single Family Residential	108-020-131	49.8%	\$ 2,002,052
6	Marble Valley Single Family Residential	108-020-141		
7	Marble Valley Single Family Residential	108-020-151		
8	Marble Valley Single Family Residential	087-200-741		
9	Cultural Arts Center	Por 108-010-151	11.6%	\$ 466,341
10	Cambridge Oaks Single Family Residential (Excluding Units 1 & 2)	108-010-331	1.4%	\$ 56,283
11	Cambridge 120 Single Family Residential	108-010-341		
12	Cambridge 120 Single Family Residential	108-010-351	0.0%	\$ -
13	Cambridge 120 Single Family Residential	108-010-361		
14	Cambridge 120 Single Family Residential	108-010-371		
15	Cambridge Exxon Station	109-010-011	6.1%	\$ 245,231