



CITY OF ESCONDIDO  
OFFICE OF THE CITY CLERK  
201 NORTH BROADWAY  
ESCONDIDO, CALIFORNIA 92025-2798  
(760) 839-4617

**NOTICE OF PUBLIC HEARING**

NOTICE IS HEREBY GIVEN on WEDNESDAY, OCTOBER 28, 2020 at 6:00 p.m., the Escondido City Council of the City of Escondido will hold a Public Hearing to consider the following item:

**DEVELOPMENT IMPACT FEE INFLATIONARY INCREASE**

It is requested that the City Council adopt Resolution No. 2020-125 involving a two percent inflationary increase for Development Impact Fees collected for Public Facilities, Park Development, Traffic Impact, and Drainage Facilities anticipated to serve new development.

Government Code Section 66006 allows for the collection of Development Impact Fees to fund certain improvements necessary to accommodate future growth. An annual inflationary adjustment of Development Impact Fees was last approved in December 2019 based on the Engineering News Record Construction Cost Increase (ENR CCI) to retain purchasing power for constructing future facilities.

IF YOU CHALLENGE this item in court, you may be limited to raising only those issues you or someone else raised at the Public Hearing described in this notice, or in written correspondence delivered to the City Council, at or prior to the Public Hearing.

The City of Escondido recognizes its obligation to provide equal access to public services for those individuals with disabilities. Please contact the American Disabilities Act (A.D.A.) Coordinator (760) 839-4641 with any requests for reasonable accommodations, to include sign language interpreters, at least 24 hours prior to the meeting. The City of Escondido does not discriminate against any person with a handicapped status.

PUBLIC COMMENT: To submit comments in writing, please do so at the following link: <https://www.escondido.org/public-comment-form.aspx>. If you would like to have the comment read aloud at the meeting (not to exceed three minutes), please write "Read Out Loud" in the subject line. All comments received from the public will be made a part of the record of the meeting.

**FOR ADDITIONAL INFORMATION**, please contact Jay Petrek (760) 839-4631, and refer to **Development Impact Fee Inflationary Increase**.

ZACK BECK, City Clerk  
City of Escondido  
October 14, 2020

RESOLUTION NO. 2020-125

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF ESCONDIDO, CALIFORNIA, APPROVING AN INFLATIONARY ADJUSTMENT TO DEVELOPMENT IMPACT FEES FOR PUBLIC FACILITIES, PARK DEVELOPMENT, TRAFFIC IMPACT, AND DRAINAGE FACILITIES

WHEREAS, Government Code Section 66000 et seq. allows for the collection of Development Impact Fees to fund certain city-wide improvements necessary serve new growth; and

WHEREAS, the City Council of the City of Escondido ("City") has adopted Chapter 6 of the Escondido Municipal Code, which established certain Development Impact Fee ("DIF") amounts for funding public facilities and infrastructure needed to serve new development; and

WHEREAS, Section 6-444.4 of the Municipal Code provides that the City Council may, by Resolution, adjust or modify the fees; and

WHEREAS, the City Council has authorized an annual review of DIF amounts for necessary inflationary adjustments in order to maintain their purchasing power for completing necessary public improvements to serve new development; and

WHEREAS, the City Council relies on the San Diego Association of Governments' ("SANDAG") method for adjusting DIF amounts that utilizes the Engineering News Record Los Angeles Construction Cost Index ("ENR CCI") with a minimum two percent annual increase to document price changes in lumber, structural steel, cement, and labor reflecting construction costs trends, which are similar to those

in San Diego, as a basis for determining inflationary increases for local public works projects; and

WHEREAS, the ENR CCI evaluation for the period that includes December 2018 to December 2019, SANDAG's latest available data, documented a 0.2 percent inflationary increase in construction costs; and

WHEREAS, on October 28, 2020, the City Council held a duly noticed public hearing on the proposal to adjust the DIF amounts with an opportunity for the public to be heard, pursuant to the provisions of Government Code Sections 66016-66018.

NOW, THEREFORE, BE IT RESOLVED by the City Council of the City of Escondido, California, as follows:

1. That the above recitations are true.
2. That the City of Escondido Fee Schedule for Public Facilities, Park Development, Drainage Facilities and Local Traffic Impact shall be adjusted two percent to account for the construction costs associated with building the needed infrastructure to serve new growth, as follows:

*SEE NEXT PAGE*

2021 Development Impact Fee 2% Inflationary Adjustment

	Current Fee (2020)	2021 Adjustment
<b>Public Facilities</b>		
Single Family Residential	\$4,872.54 / DU	\$4,969.99 / DU
Multi-Family Residential	\$4,872.54 / DU	\$4,969.99 / DU
Commercial	\$2.21 / sq. ft.	\$2.25 / sq. ft.
Industrial	\$1.67 / sq. ft.	\$1.70 / sq. ft.
Parking Structure (primary use)	\$0.60 / sq. ft.	\$0.61 / sq. ft.
<b>Park Development</b>		
Single Family Residential	\$6,849.30 / DU	\$6,986.29 / DU
Multi-Family Residential	\$6,533.10 / DU	\$6,663.76 / DU
<b>Drainage Facilities</b>		
Single Family Residential	\$1,113.84 / DU	\$1,136.12 / DU
Multi-Family Residential	\$460.02 / DU	\$469.22 / DU
All other uses	\$0.72 / sq. ft.	\$0.73 / sq. ft.
<b>Local Traffic Impact<sup>1</sup></b>		
<b>Category</b>		
Single Family	\$4,109.58 / DU	\$4,191.77 / DU
Multi Family <sup>2</sup>	\$2,054.28 / DU	\$2,095.37 / DU
<b>Commercial/Retail/Service<sup>3</sup></b>	\$9.49 / sq. ft.	\$9.68 / sq. ft.
Bank	\$15.81 / sq. ft.	\$16.13 / sq. ft.
Sit Down (Quality) Restaurant	\$14.23 / sq. ft.	\$14.51 / sq. ft.
High Turnover or Deli	\$15.81 / sq. ft.	\$16.13 / sq. ft.
Fast food with or without drive-thru	\$47.42 / sq. ft.	\$48.37 / sq. ft.
Convenience Market	\$31.62 / sq. ft.	\$32.52 / sq. ft.
Convenience Market with Fueling	\$14,224.92 / fuel space	\$14,509.42 / fuel space
Car Wash	\$71,122.56 / each	\$72,545.01 / each
<b>Office<sup>4</sup></b>	\$3.16 / sq. ft.	\$3.22 / sq. ft.
Medical / Dental Office	\$5.53 / sq. ft.	\$5.64 / sq. ft.
Hospital / Care Facility	\$3.95 / sq. ft.	\$4.03 / sq. ft.
<b>Industrial<sup>5</sup></b>	\$2.37 / sq. ft.	\$2.42 / sq. ft.
Church	\$1.42 / sq. ft.	\$1.45 / sq. ft.

<sup>1</sup> Refer to SANDAG's "Not so Brief Guide to Traffic Generation" using \$150 per average daily trip (ADT) for non-residential uses not listed in this table

<sup>2</sup> Condo, townhome, mobile home, retirement, duplex

<sup>3</sup> Grocery, discount/club store, specialty retail, lumber, hardware, garden, car sales, auto repair, day care, hotel, bowling center, theatre, and health club

<sup>4</sup> Includes education

<sup>5</sup> Includes business park, warehouse, storage, science Research & Development

3. The DIF amounts set forth by this Resolution shall supercede those set by prior Resolutions regarding Public Facility, Park Development, Drainage Facilities and Local Traffic Impact fees.

4. The DIF amounts set forth by this Resolution may be modified on a case-by-case basis by a Development Agreement in exchange for, or in recognition of, specific development considerations and subject to approval by the City Council.

5. The DIF amounts adopted herein shall be effective on February 22, 2021.