

**2014 SPRTA Impact Fee Update With 2015 to 2022 Inflation Adjustment
Updated for ITE Trip Generation, 9th Edition
Detailed DUE Rates**

ITE Code	Land Use Category	P.M. Peak Hour Trip Rate Per Unit ¹		Trip Length ²	% New Trips ²	VMT per Unit	DUE per Unit
Industrial							
110	Light Industrial	0.97	0.97/1,000 s.f.	5.1	92	4.55	0.910
120	Heavy Industrial	0.19	0.19/1,000 s.f.	5.1	92	0.89	0.178
130	Industrial Park	0.85	0.85/1,000 s.f.	5.1	92	3.99	0.798
140	Manufacturing	0.73	0.73/1,000 s.f.	5.1	92	3.43	0.685
150	Warehousing	0.32	0.32/1,000 s.f.	5.1	92	1.50	0.300
151	Mini-Warehousing	0.26	0.26/1,000 s.f.	3.1	92	0.74	0.148
Residential							
210	Single Family	1.00	1.00/DU	5	100	5.00	1.000
220	Apartment	0.62	0.62/DU	5	100	3.10	0.620
231	Attached Condominium/Townhome	0.78	0.78/DU	5	100	3.90	0.780
240	Mobile Home Park	0.59	0.59/DU	5	100	2.95	0.590
251	Senior Adult Housing - Detached	0.27	0.27/DU	5	100	1.35	0.270
252	Senior Adult Housing - Attached	0.23	0.23/DU	5	100	1.15	0.230
253	Congregate Care	0.17	0.17/DU	2.8	74	0.35	0.070
260	Recreational Home	0.26	0.26/DU	2.8	75	0.55	0.109
Lodging							
310	Hotel	0.60	0.60/Room	6.4	71	2.73	0.545
311	All Suites Hotel	0.40	0.40/Room	6.4	71	1.82	0.364
312	Business Hotel	0.62	0.62/Room	6.4	71	2.82	0.563
320	Motel	0.47	0.47/Room	6.4	59	1.77	0.355
Recreational							
411	City Park	0.16	0.16/Acre	6.4	90	0.92	0.184
430	Golf Course	2.92	2.92/Hole	7.1	90	18.66	3.732
444	Movie Theater	3.80	3.80/1,000 s.f.	2.3	85	7.43	1.486
492	Health/Fitness Club	3.53	3.53/1,000 s.f.	3	75	7.94	1.589
493	Athletic Club	5.96	5.96/1,000 s.f.	3	75	13.41	2.682
495	Recreational Community Center	2.74	2.74/1,000 s.f.	3	75	6.17	1.233
Institutional							
520	Elementary School	1.21	1.21/1,000 s.f.	4.3	80	4.16	0.832
536	Private School (K - 12)	1.70	1.70/1,000 s.f.	4.3	80	5.85	1.170
530	High School	0.97	0.97/1,000 s.f.	4.3	90	3.75	0.751
560	Church	0.55	0.55/1,000 s.f.	3.9	90	1.93	0.386
565	Day Care Center	12.34	12.34/1,000 s.f.	2	74	18.26	3.653
590	Library	7.30	7.30/1,000 s.f.	3.9	90	25.62	5.125
Medical							
610	Hospital	0.93	0.93/1,000 s.f.	6.4	77	4.58	0.917
620	Nursing Home	0.74	0.74/1,000 s.f.	2.8	75	1.55	0.311
630	Clinic	5.18	5.18/1,000 s.f.	4.8	92	22.87	4.575
Office							
710	Up to 50,000 s.f.	4.26	4.26/1,000 s.f.	5.1	92	19.99	3.998
	50,001 - 150,000 s.f.	1.90	1.90/1,000 s.f.	5.1	92	8.91	1.783
	150,001 - 300,000 s.f.	1.47	1.47/1,000 s.f.	5.1	92	6.90	1.379
	300,001 - 500,000 s.f.	1.32	1.32/1,000 s.f.	5.1	92	6.19	1.239
	500,000 - 800,000 s.f.	1.24	1.24/1,000 s.f.	5.1	92	5.82	1.164
	> 800,000 s.f.	1.22	1.22/1,000 s.f.	5.1	92	5.72	1.145
720	Medical - Dental Office Building	3.57	3.57/1,000 s.f.	5.1	77	14.02	2.804
Retail							
812	Building Materials & Lumber Yard	4.49	4.49/1,000 s.f.	1.7	36	2.75	0.550
826	Specialty Center	2.71	2.71/1,000 s.f.	3.6	78	7.61	1.522
815	Discount Store	4.98	4.98/1,000 s.f.	1.8	57	5.11	1.022
816	Hardware Store	4.84	4.84/1,000 s.f.	1.7	36	2.96	0.592
817	Nursery	6.94	6.94/1,000 s.f.	1.7	36	4.25	0.849
820	Shopping Center						
	< 200,000 s.f.	5.99	5.99/1,000 s.f.	1.8	59	6.36	1.272
	200,001-500,000 s.f.	3.96	3.96/1,000 s.f.	2.3	76	6.92	1.384
	500,000s.f.-1,000,000 s.f.	3.08	3.08/1,000 s.f.	3	78	7.21	1.441
	>1,000,000 s.f.	2.72	2.72/1,000 s.f.	3.6	78	7.64	1.528
931	Quality Restaurant	7.49	7.49/1,000 s.f.	2.5	79	14.79	2.959
932	High Turnover Restaurant	9.85	9.85/1,000 s.f.	1.9	76	14.22	2.845
933	Fast Food w/o Drive-In	26.15	26.15/1,000 s.f.	1.7	49	21.78	4.357
934	Fast Food Drive-In	32.65	32.65/1,000 s.f.	1.7	49	27.20	5.439
941	Quick Lube Vehicle Shop	5.19	5.19/Srvc. Pos.	2.2	83	9.48	1.895
942	Automobile Care Center	3.11	3.11/1,000 s.f.	2.2	83	5.68	1.136
841	New Car Sales	2.62	2.62/1,000 s.f.	2.4	76	4.78	0.956
843	Automobile Parts Sales	5.98	5.98/1,000 s.f.	3.6	78	16.79	3.358
944	Gasoline/Service Station	13.87	13.87/Fueling Pos.	1.9	20	5.27	1.054
945	Gas/Serv. Stn. W/Conv. Market	13.51	13.51/Fueling Pos.	1.9	20	5.13	1.027
946	Gas/Serv. Stn. W/Conv. Mkt./Wash	13.86	13.86/Fueling Pos.	1.9	20	5.27	1.053
848	Tire Store	4.15	4.15/1,000 s.f.	2.2	80	7.30	1.461
850	Supermarket	9.48	9.48/1,000 s.f.	1.7	48	7.74	1.547
851	Convenience Market 24-hour	52.41	52.41/1,000 s.f.	1.5	22	17.30	3.459
852	Convenience Market < 24-hour	34.57	34.57/1,000 s.f.	1.5	22	11.41	2.282
853	Convenience Market w/Gas Pumps	50.92	50.92/1,000 s.f.	1.5	22	16.80	3.361
857	Discount Club	4.18	4.18/1,000 s.f.	2.3	79	7.60	1.519
862	Home Improvement Superstore	2.33	2.33/1,000 s.f.	1.8	52	2.18	0.436
863	Electronics Superstore	4.50	4.50/1,000 s.f.	1.8	60	4.86	0.972
864	Toy/Childrens Superstore	4.99	4.99/1,000 s.f.	1.8	59	5.30	1.060
880	Drugstore W/O Drive-Thru	8.40	8.40/1,000 s.f.	1.8	47	7.11	1.421
881	Drugstore W/Drive-Thru	9.91	9.91/1,000 s.f.	1.8	51	9.10	1.819
890	Furniture Store	0.45	0.45/1,000 s.f.	3.6	78	1.26	0.253
911	Walk-In Bank	12.13	12.13/1,000 s.f.	1.6	77	14.94	2.989
912	Drive-In Bank	24.30	24.30/1,000 s.f.	1.6	57	22.16	4.432

1. Source: ITE Trip Generation, 9th Edition.
2. Source: ITE Journal, May 1992

SPRTA Impact Fees

Jurisdiction: Placer County
 District: Dry Creek
 2014 Cost per DUE: \$589.00

2015 Annual Adjustment Factor for Inflation = 1.0246904
 2016 Annual Adjustment Factor for Inflation = 1.0323580
 2017 Annual Adjustment Factor for Inflation = 1.0245216
 2018 Annual Adjustment Factor for Inflation = 1.0273511
 2019 Annual Adjustment Factor for Inflation = 1.0245234
 2020 Annual Adjustment Factor for Inflation = 1.0288336
 2021 Annual Adjustment Factor for Inflation = 1.0320842
 2022 Annual Adjustment Factor for Inflation = 1.1198098
 2023 Annual Adjustment Factor for Inflation = 1.0195213

Cost per DUE With Inflation = \$814.52

ITE Code	Land Use Category	Unit	DUE per Unit	Fee per Unit
Industrial				
110	Light Industrial	1,000 s.f.	0.910	\$741.21
120	Heavy Industrial	1,000 s.f.	0.178	\$144.98
130	Industrial Park	1,000 s.f.	0.798	\$649.99
140	Manufacturing	1,000 s.f.	0.685	\$557.95
150	Warehousing	1,000 s.f.	0.300	\$244.36
151	Mini-Warehousing	1,000 s.f.	0.148	\$120.55
Residential				
210	Single Family	DU	1.000	\$814.52
220	Apartment	DU	0.620	\$505.00
231	Attached Condominium/Townhome	DU	0.780	\$635.32
240	Mobile Home Park	DU	0.590	\$480.57
251	Senior Adult Housing - Detached	DU	0.270	\$219.92
252	Senior Adult Housing - Attached	DU	0.230	\$187.34
253	Congregate Care	DU	0.070	\$57.02
260	Recreational Home	DU	0.109	\$88.78
Lodging				
310	Hotel	Room	0.545	\$443.91
311	All Suites Hotel	Room	0.364	\$296.48
312	Business Hotel	Room	0.563	\$458.57
320	Motel	Room	0.355	\$289.15
Recreational				
411	City Park	Acre	0.184	\$149.87
430	Golf Course	Hole	3.732	\$3,039.78
444	Movie Theater	1,000 s.f.	1.486	\$1,210.37
492	Health/Fitness Club	1,000 s.f.	1.589	\$1,294.27
493	Athletic Club	1,000 s.f.	2.682	\$2,184.54
495	Recreational Community Center	1,000 s.f.	1.233	\$1,004.30
Institutional				
520	Elementary School	1,000 s.f.	0.832	\$677.68
536	Private School (K - 12)	1,000 s.f.	1.170	\$952.99
530	High School	1,000 s.f.	0.751	\$611.70
560	Church	1,000 s.f.	0.386	\$314.40
565	Day Care Center	1,000 s.f.	3.653	\$2,975.44
590	Library	1,000 s.f.	5.125	\$4,174.41
Medical				
610	Hospital	1,000 s.f.	0.917	\$746.91
620	Nursing Home	1,000 s.f.	0.311	\$253.32
630	Clinic	1,000 s.f.	4.575	\$3,726.42
Office				
710	Up to 50,000 s.f.	1,000 s.f.	3.998	\$3,256.45
	50,001-150,000 s.f.	1,000 s.f.	1.783	\$1,452.29
	150,001-300,000 s.f.	1,000 s.f.	1.379	\$1,123.22
	300,001-500,000 s.f.	1,000 s.f.	1.239	\$1,009.19
	500,001-800,000 s.f.	1,000 s.f.	1.164	\$948.10
	> 800,000 s.f.	1,000 s.f.	1.145	\$932.62
720	Medical - Dental Office Building	1,000 s.f.	2.804	\$2,283.91
Retail				
812	Lumber Yard	1,000 s.f.	0.550	\$447.99
814	Specialty Center	1,000 s.f.	1.522	\$1,239.70
815	Discount Store	1,000 s.f.	1.022	\$832.44
816	Hardware Store	1,000 s.f.	0.592	\$482.20
817	Nursery	1,000 s.f.	0.849	\$691.53
820	Shopping Center			
	< 200,000 s.f.	1,000 s.f.	1.272	\$1,036.07
	200,001-500,000 s.f.	1,000 s.f.	1.384	\$1,127.29
	500,000s.f.-1,000,000 s.f.	1,000 s.f.	1.441	\$1,173.72
	>1,000,000 s.f.	1,000 s.f.	1.528	\$1,244.58
931	Quality Restaurant	1,000 s.f.	2.959	\$2,410.16
932	High Turnover Restaurant	1,000 s.f.	2.845	\$2,317.31
933	Fast Food w/o Drive-In	1,000 s.f.	4.357	\$3,548.86
934	Fast Food Drive-In	1,000 s.f.	5.439	\$4,430.17
941	Quick Lube Vehicle Shop	Service Pos.	1.895	\$1,543.51
942	Automobile Care Center	1,000 s.f.	1.136	\$925.29
841	New Car Sales	1,000 s.f.	0.956	\$778.68
843	Automobile Parts Sales	1,000 s.f.	3.358	\$2,735.15
944	Gas Station	Fueling Position	1.054	\$858.50
945	Gas Station w/Convenience Market	Fueling Position	1.027	\$836.51
946	Gas/Serv. Stn. W/Conv. Mkt./Wash	Fueling Position	1.053	\$857.69
848	Tire Store	1,000 s.f.	1.461	\$1,190.01
850	Supermarket	1,000 s.f.	1.547	\$1,260.06
851	Convenience Market 24-hour	1,000 s.f.	3.459	\$2,817.42
852	Convenience Market < 24-hour	1,000 s.f.	2.282	\$1,858.73
853	Convenience Market w/Gas Pumps	1,000 s.f.	3.361	\$2,737.60
861	Discount Club	1,000 s.f.	1.519	\$1,237.25
862	Home Improvement Superstore	1,000 s.f.	0.436	\$355.13
863	Electronics Superstore	1,000 s.f.	0.972	\$791.71
864	Toy/Childrens Superstore	1,000 s.f.	1.060	\$863.39
880	Drugstore W/O Drive-Thru	1,000 s.f.	1.421	\$1,157.43
881	Drugstore W/Drive-Thru	1,000 s.f.	1.819	\$1,481.61
890	Furniture Store	1,000 s.f.	0.253	\$206.07
911	Walk-In Bank	1,000 s.f.	2.989	\$2,434.60
912	Drive-In Bank	1,000 s.f.	4.432	\$3,609.95

SPRTA Impact Fees

Jurisdiction: Placer County
 District: Granite Bay
 2014 Cost per DUE: \$587.00

2015 Annual Adjustment Factor for Inflation = 1.0246904
 2016 Annual Adjustment Factor for Inflation = 1.0323580
 2017 Annual Adjustment Factor for Inflation = 1.0245216
 2018 Annual Adjustment Factor for Inflation = 1.0273511
 2019 Annual Adjustment Factor for Inflation = 1.0245234
 2020 Annual Adjustment Factor for Inflation = 1.0288336
 2021 Annual Adjustment Factor for Inflation = 1.0320842
 2022 Annual Adjustment Factor for Inflation = 1.1198098
 2023 Annual Adjustment Factor for Inflation = 1.0195213

Cost per DUE With Inflation = \$811.75

ITE Code	Land Use Category	Unit	DUE per Unit	Fee per Unit
Industrial				
110	Light Industrial	1,000 s.f.	0.910	\$738.70
120	Heavy Industrial	1,000 s.f.	0.178	\$144.49
130	Industrial Park	1,000 s.f.	0.798	\$647.78
140	Manufacturing	1,000 s.f.	0.685	\$556.05
150	Warehousing	1,000 s.f.	0.300	\$243.53
151	Mini-Warehousing	1,000 s.f.	0.148	\$120.14
Residential				
210	Single Family	DU	1.000	\$811.75
220	Apartment	DU	0.620	\$503.29
231	Attached Condominium/Townhome	DU	0.780	\$633.17
240	Mobile Home Park	DU	0.590	\$478.93
251	Senior Adult Housing - Detached	DU	0.270	\$219.17
252	Senior Adult Housing - Attached	DU	0.230	\$186.70
253	Congregate Care	DU	0.070	\$56.82
260	Recreational Home	DU	0.109	\$88.48
Lodging				
310	Hotel	Room	0.545	\$442.41
311	All Suites Hotel	Room	0.364	\$295.48
312	Business Hotel	Room	0.563	\$457.02
320	Motel	Room	0.355	\$288.17
Recreational				
411	City Park	Acre	0.184	\$149.36
430	Golf Course	Hole	3.732	\$3,029.46
444	Movie Theater	1,000 s.f.	1.486	\$1,206.26
492	Health/Fitness Club	1,000 s.f.	1.589	\$1,289.88
493	Athletic Club	1,000 s.f.	2.682	\$2,177.12
495	Recreational Community Center	1,000 s.f.	1.233	\$1,000.89
Institutional				
520	Elementary School	1,000 s.f.	0.832	\$675.38
536	Private School (K - 12)	1,000 s.f.	1.170	\$949.75
530	High School	1,000 s.f.	0.751	\$609.63
560	Church	1,000 s.f.	0.386	\$313.34
565	Day Care Center	1,000 s.f.	3.653	\$2,965.33
590	Library	1,000 s.f.	5.125	\$4,160.23
Medical				
610	Hospital	1,000 s.f.	0.917	\$744.38
620	Nursing Home	1,000 s.f.	0.311	\$252.46
630	Clinic	1,000 s.f.	4.575	\$3,713.77
Office				
710	Up to 50,000 s.f.	1,000 s.f.	3.998	\$3,245.39
	50,001-150,000 s.f.	1,000 s.f.	1.783	\$1,447.36
	150,001-300,000 s.f.	1,000 s.f.	1.379	\$1,119.41
	300,001-500,000 s.f.	1,000 s.f.	1.239	\$1,005.76
	500,001-800,000 s.f.	1,000 s.f.	1.164	\$944.88
	> 800,000 s.f.	1,000 s.f.	1.145	\$929.46
720	Medical - Dental Office Building	1,000 s.f.	2.804	\$2,276.16
Retail				
812	Lumber Yard	1,000 s.f.	0.550	\$446.46
814	Specialty Center	1,000 s.f.	1.522	\$1,235.49
815	Discount Store	1,000 s.f.	1.022	\$829.61
816	Hardware Store	1,000 s.f.	0.592	\$480.56
817	Nursery	1,000 s.f.	0.849	\$689.18
820	Shopping Center			
	< 200,000 s.f.	1,000 s.f.	1.272	\$1,032.55
	200,001-500,000 s.f.	1,000 s.f.	1.384	\$1,123.47
	500,000s.f.-1,000,000 s.f.	1,000 s.f.	1.441	\$1,169.74
	>1,000,000 s.f.	1,000 s.f.	1.528	\$1,240.36
931	Quality Restaurant	1,000 s.f.	2.959	\$2,401.98
932	High Turnover Restaurant	1,000 s.f.	2.845	\$2,309.44
933	Fast Food w/o Drive-In	1,000 s.f.	4.357	\$3,536.81
934	Fast Food Drive-In	1,000 s.f.	5.439	\$4,415.12
941	Quick Lube Vehicle Shop	Service Pos.	1.895	\$1,538.27
942	Automobile Care Center	1,000 s.f.	1.136	\$922.15
841	New Car Sales	1,000 s.f.	0.956	\$776.04
843	Automobile Parts Sales	1,000 s.f.	3.358	\$2,725.87
944	Gas Station	Fueling Position	1.054	\$855.59
945	Gas Station w/Convenience Market	Fueling Position	1.027	\$833.67
946	Gas/Serv. Stn. W/Conv. Mkt./Wash	Fueling Position	1.053	\$854.78
848	Tire Store	1,000 s.f.	1.461	\$1,185.97
850	Supermarket	1,000 s.f.	1.547	\$1,255.78
851	Convenience Market 24-hour	1,000 s.f.	3.459	\$2,807.85
852	Convenience Market < 24-hour	1,000 s.f.	2.282	\$1,852.42
853	Convenience Market w/Gas Pumps	1,000 s.f.	3.361	\$2,728.30
861	Discount Club	1,000 s.f.	1.519	\$1,233.05
862	Home Improvement Superstore	1,000 s.f.	0.436	\$353.92
863	Electronics Superstore	1,000 s.f.	0.972	\$789.02
864	Toy/Childrens Superstore	1,000 s.f.	1.060	\$860.46
880	Drugstore W/O Drive-Thru	1,000 s.f.	1.421	\$1,153.50
881	Drugstore W/Drive-Thru	1,000 s.f.	1.819	\$1,476.58
890	Furniture Store	1,000 s.f.	0.253	\$205.37
911	Walk-In Bank	1,000 s.f.	2.989	\$2,426.33
912	Drive-In Bank	1,000 s.f.	4.432	\$3,597.69

SPRTA Impact Fees

Jurisdiction: Lincoln	2015 Annual Adjustment Factor for Inflation = 1.0246904
District: Lincoln	2016 Annual Adjustment Factor for Inflation = 1.0323580
2014 Cost per DUE: \$1,369.00	2017 Annual Adjustment Factor for Inflation = 1.0245216
	2018 Annual Adjustment Factor for Inflation = 1.0273511
	2019 Annual Adjustment Factor for Inflation = 1.0245234
	2020 Annual Adjustment Factor for Inflation = 1.0288336
	2021 Annual Adjustment Factor for Inflation = 1.0320842
	2022 Annual Adjustment Factor for Inflation = 1.1198098
	2023 Annual Adjustment Factor for Inflation = 1.0195213

Cost per DUE With Inflation = \$1,893.17

ITE Code	Land Use Category	Unit	DUE per Unit	Fee per Unit
Industrial				
110	Light Industrial	1,000 s.f.	0.910	\$1,722.78
120	Heavy Industrial	1,000 s.f.	0.178	\$336.98
130	Industrial Park	1,000 s.f.	0.798	\$1,510.75
140	Manufacturing	1,000 s.f.	0.685	\$1,296.82
150	Warehousing	1,000 s.f.	0.300	\$567.95
151	Mini-Warehousing	1,000 s.f.	0.148	\$280.19
Residential				
210	Single Family	DU	1.000	\$1,893.17
220	Apartment	DU	0.620	\$1,173.76
231	Attached Condominium/Townhome	DU	0.780	\$1,476.67
240	Mobile Home Park	DU	0.590	\$1,116.97
251	Senior Adult Housing - Detached	DU	0.270	\$511.16
252	Senior Adult Housing - Attached	DU	0.230	\$435.43
253	Congregate Care	DU	0.070	\$132.52
260	Recreational Home	DU	0.109	\$206.36
Lodging				
310	Hotel	Room	0.545	\$1,031.78
311	All Suites Hotel	Room	0.364	\$689.11
312	Business Hotel	Room	0.563	\$1,065.85
320	Motel	Room	0.355	\$672.07
Recreational				
411	City Park	Acre	0.184	\$348.34
430	Golf Course	Hole	3.732	\$7,065.30
444	Movie Theater	1,000 s.f.	1.486	\$2,813.25
492	Health/Fitness Club	1,000 s.f.	1.589	\$3,008.24
493	Athletic Club	1,000 s.f.	2.682	\$5,077.48
495	Recreational Community Center	1,000 s.f.	1.233	\$2,334.28
Institutional				
520	Elementary School	1,000 s.f.	0.832	\$1,575.12
536	Private School (K - 12)	1,000 s.f.	1.170	\$2,215.01
530	High School	1,000 s.f.	0.751	\$1,421.77
560	Church	1,000 s.f.	0.386	\$730.76
565	Day Care Center	1,000 s.f.	3.653	\$6,915.74
590	Library	1,000 s.f.	5.125	\$9,702.49
Medical				
610	Hospital	1,000 s.f.	0.917	\$1,736.04
620	Nursing Home	1,000 s.f.	0.311	\$588.78
630	Clinic	1,000 s.f.	4.575	\$8,661.24
Office				
710	Up to 50,000 s.f.	1,000 s.f.	3.998	\$7,568.89
	50,001-150,000 s.f.	1,000 s.f.	1.783	\$3,375.52
	150,001-300,000 s.f.	1,000 s.f.	1.379	\$2,610.68
	300,001-500,000 s.f.	1,000 s.f.	1.239	\$2,345.64
	500,001-800,000 s.f.	1,000 s.f.	1.164	\$2,203.65
	> 800,000 s.f.	1,000 s.f.	1.145	\$2,167.68
720	Medical - Dental Office Building	1,000 s.f.	2.804	\$5,308.44
Retail				
812	Lumber Yard	1,000 s.f.	0.550	\$1,041.24
814	Specialty Center	1,000 s.f.	1.522	\$2,881.40
815	Discount Store	1,000 s.f.	1.022	\$1,934.82
816	Hardware Store	1,000 s.f.	0.592	\$1,120.76
817	Nursery	1,000 s.f.	0.849	\$1,607.30
820	Shopping Center			
	< 200,000 s.f.	1,000 s.f.	1.272	\$2,408.11
	200,001-500,000 s.f.	1,000 s.f.	1.384	\$2,620.14
	500,000s.f.-1,000,000 s.f.	1,000 s.f.	1.441	\$2,728.06
	>1,000,000 s.f.	1,000 s.f.	1.528	\$2,892.76
931	Quality Restaurant	1,000 s.f.	2.959	\$5,601.88
932	High Turnover Restaurant	1,000 s.f.	2.845	\$5,386.06
933	Fast Food w/o Drive-In	1,000 s.f.	4.357	\$8,248.53
934	Fast Food Drive-In	1,000 s.f.	5.439	\$10,296.94
941	Quick Lube Vehicle Shop	Service Pos.	1.895	\$3,587.55
942	Automobile Care Center	1,000 s.f.	1.136	\$2,150.64
841	New Car Sales	1,000 s.f.	0.956	\$1,809.87
843	Automobile Parts Sales	1,000 s.f.	3.358	\$6,357.26
944	Gas Station	Fueling Position	1.054	\$1,995.40
945	Gas Station w/Convenience Market	Fueling Position	1.027	\$1,944.28
946	Gas/Serv. Stn. W/Conv. Mkt./Wash	Fueling Position	1.053	\$1,993.51
848	Tire Store	1,000 s.f.	1.461	\$2,765.92
850	Supermarket	1,000 s.f.	1.547	\$2,928.73
851	Convenience Market 24-hour	1,000 s.f.	3.459	\$6,548.47
852	Convenience Market < 24-hour	1,000 s.f.	2.282	\$4,320.21
853	Convenience Market w/Gas Pumps	1,000 s.f.	3.361	\$6,362.94
861	Discount Club	1,000 s.f.	1.519	\$2,875.72
862	Home Improvement Superstore	1,000 s.f.	0.436	\$825.42
863	Electronics Superstore	1,000 s.f.	0.972	\$1,840.16
864	Toy/Childrens Superstore	1,000 s.f.	1.060	\$2,006.76
880	Drugstore W/O Drive-Thru	1,000 s.f.	1.421	\$2,690.19
881	Drugstore W/Drive-Thru	1,000 s.f.	1.819	\$3,443.67
890	Furniture Store	1,000 s.f.	0.253	\$478.97
911	Walk-In Bank	1,000 s.f.	2.989	\$5,658.68
912	Drive-In Bank	1,000 s.f.	4.432	\$8,390.52

SPRTA Impact Fees

Jurisdiction: Placer County 2015 Annual Adjustment Factor for Inflation = 1.0246904
 District: Newcastle/Horseshoe Bar 2016 Annual Adjustment Factor for Inflation = 1.0323580
 2014 Cost per DUE: \$1,440.00 2017 Annual Adjustment Factor for Inflation = 1.0245216
 2018 Annual Adjustment Factor for Inflation = 1.0273511
 2019 Annual Adjustment Factor for Inflation = 1.0245234
 2020 Annual Adjustment Factor for Inflation = 1.0288336
 2021 Annual Adjustment Factor for Inflation = 1.0320842
 2022 Annual Adjustment Factor for Inflation = 1.1198098
 2023 Annual Adjustment Factor for Inflation = 1.0195213

Cost per DUE With Inflation = \$1,991.35

ITE Code	Land Use Category	Unit	DUE per Unit	Fee per Unit
Industrial				
110	Light Industrial	1,000 s.f.	0.910	\$1,812.13
120	Heavy Industrial	1,000 s.f.	0.178	\$354.46
130	Industrial Park	1,000 s.f.	0.798	\$1,589.10
140	Manufacturing	1,000 s.f.	0.685	\$1,364.08
150	Warehousing	1,000 s.f.	0.300	\$597.41
151	Mini-Warehousing	1,000 s.f.	0.148	\$294.72
Residential				
210	Single Family	DU	1.000	\$1,991.35
220	Apartment	DU	0.620	\$1,234.64
231	Attached Condominium/Townhome	DU	0.780	\$1,553.26
240	Mobile Home Park	DU	0.590	\$1,174.90
251	Senior Adult Housing - Detached	DU	0.270	\$537.67
252	Senior Adult Housing - Attached	DU	0.230	\$458.01
253	Congregate Care	DU	0.070	\$139.39
260	Recreational Home	DU	0.109	\$217.06
Lodging				
310	Hotel	Room	0.545	\$1,085.29
311	All Suites Hotel	Room	0.364	\$724.85
312	Business Hotel	Room	0.563	\$1,121.13
320	Motel	Room	0.355	\$706.93
Recreational				
411	City Park	Acre	0.184	\$366.41
430	Golf Course	Hole	3.732	\$7,431.73
444	Movie Theater	1,000 s.f.	1.486	\$2,959.15
492	Health/Fitness Club	1,000 s.f.	1.589	\$3,164.26
493	Athletic Club	1,000 s.f.	2.682	\$5,340.81
495	Recreational Community Center	1,000 s.f.	1.233	\$2,455.34
Institutional				
520	Elementary School	1,000 s.f.	0.832	\$1,656.81
536	Private School (K - 12)	1,000 s.f.	1.170	\$2,329.88
530	High School	1,000 s.f.	0.751	\$1,495.51
560	Church	1,000 s.f.	0.386	\$768.66
565	Day Care Center	1,000 s.f.	3.653	\$7,274.41
590	Library	1,000 s.f.	5.125	\$10,205.68
Medical				
610	Hospital	1,000 s.f.	0.917	\$1,826.07
620	Nursing Home	1,000 s.f.	0.311	\$619.31
630	Clinic	1,000 s.f.	4.575	\$9,110.44
Office				
710	Up to 50,000 s.f.	1,000 s.f.	3.998	\$7,961.43
	50,001-150,000 s.f.	1,000 s.f.	1.783	\$3,550.58
	150,001-300,000 s.f.	1,000 s.f.	1.379	\$2,746.08
	300,001-500,000 s.f.	1,000 s.f.	1.239	\$2,467.29
	500,001-800,000 s.f.	1,000 s.f.	1.164	\$2,317.93
	> 800,000 s.f.	1,000 s.f.	1.145	\$2,280.10
720	Medical - Dental Office Building	1,000 s.f.	2.804	\$5,583.75
Retail				
812	Lumber Yard	1,000 s.f.	0.550	\$1,095.24
814	Specialty Center	1,000 s.f.	1.522	\$3,030.84
815	Discount Store	1,000 s.f.	1.022	\$2,035.16
816	Hardware Store	1,000 s.f.	0.592	\$1,178.88
817	Nursery	1,000 s.f.	0.849	\$1,690.66
820	Shopping Center			
	< 200,000 s.f.	1,000 s.f.	1.272	\$2,533.00
	200,001-500,000 s.f.	1,000 s.f.	1.384	\$2,756.03
	500,000s.f.-1,000,000 s.f.	1,000 s.f.	1.441	\$2,869.54
	>1,000,000 s.f.	1,000 s.f.	1.528	\$3,042.79
931	Quality Restaurant	1,000 s.f.	2.959	\$5,892.41
932	High Turnover Restaurant	1,000 s.f.	2.845	\$5,665.40
933	Fast Food w/o Drive-In	1,000 s.f.	4.357	\$8,676.32
934	Fast Food Drive-In	1,000 s.f.	5.439	\$10,830.97
941	Quick Lube Vehicle Shop	Service Pos.	1.895	\$3,773.61
942	Automobile Care Center	1,000 s.f.	1.136	\$2,262.18
841	New Car Sales	1,000 s.f.	0.956	\$1,903.73
843	Automobile Parts Sales	1,000 s.f.	3.358	\$6,686.96
944	Gas Station	Fueling Position	1.054	\$2,098.89
945	Gas Station w/Convenience Market	Fueling Position	1.027	\$2,045.12
946	Gas/Serv. Stn. W/Conv. Mkt./Wash	Fueling Position	1.053	\$2,096.89
848	Tire Store	1,000 s.f.	1.461	\$2,909.37
850	Supermarket	1,000 s.f.	1.547	\$3,080.62
851	Convenience Market 24-hour	1,000 s.f.	3.459	\$6,888.09
852	Convenience Market < 24-hour	1,000 s.f.	2.282	\$4,544.27
853	Convenience Market w/Gas Pumps	1,000 s.f.	3.361	\$6,692.94
861	Discount Club	1,000 s.f.	1.519	\$3,024.86
862	Home Improvement Superstore	1,000 s.f.	0.436	\$868.23
863	Electronics Superstore	1,000 s.f.	0.972	\$1,935.59
864	Toy/Childrens Superstore	1,000 s.f.	1.060	\$2,110.83
880	Drugstore W/O Drive-Thru	1,000 s.f.	1.421	\$2,829.71
881	Drugstore W/Drive-Thru	1,000 s.f.	1.819	\$3,622.27
890	Furniture Store	1,000 s.f.	0.253	\$503.81
911	Walk-In Bank	1,000 s.f.	2.989	\$5,952.15
912	Drive-In Bank	1,000 s.f.	4.432	\$8,825.68

SPRTA Impact Fees

Jurisdiction: Placer County
 District: Placer Central
 2014 Cost per DUE: \$1,815.00

2015 Annual Adjustment Factor for Inflation = 1.0246904
 2016 Annual Adjustment Factor for Inflation = 1.0323580
 2017 Annual Adjustment Factor for Inflation = 1.0245216
 2018 Annual Adjustment Factor for Inflation = 1.0273511
 2019 Annual Adjustment Factor for Inflation = 1.0245234
 2020 Annual Adjustment Factor for Inflation = 1.0288336
 2021 Annual Adjustment Factor for Inflation = 1.0320842
 2022 Annual Adjustment Factor for Inflation = 1.1198098
 2023 Annual Adjustment Factor for Inflation = 1.0195213

Cost per DUE With Inflation = \$2,509.93

ITE Code	Land Use Category	Unit	DUE per Unit	Fee per Unit
Industrial				
110	Light Industrial	1,000 s.f.	0.910	\$2,284.04
120	Heavy Industrial	1,000 s.f.	0.178	\$446.77
130	Industrial Park	1,000 s.f.	0.798	\$2,002.93
140	Manufacturing	1,000 s.f.	0.685	\$1,719.30
150	Warehousing	1,000 s.f.	0.300	\$752.98
151	Mini-Warehousing	1,000 s.f.	0.148	\$371.47
Residential				
210	Single Family	DU	1.000	\$2,509.93
220	Apartment	DU	0.620	\$1,556.16
231	Attached Condominium/Townhome	DU	0.780	\$1,957.75
240	Mobile Home Park	DU	0.590	\$1,480.86
251	Senior Adult Housing - Detached	DU	0.270	\$677.68
252	Senior Adult Housing - Attached	DU	0.230	\$577.28
253	Congregate Care	DU	0.070	\$175.70
260	Recreational Home	DU	0.109	\$273.58
Lodging				
310	Hotel	Room	0.545	\$1,367.91
311	All Suites Hotel	Room	0.364	\$913.62
312	Business Hotel	Room	0.563	\$1,413.09
320	Motel	Room	0.355	\$891.03
Recreational				
411	City Park	Acre	0.184	\$461.83
430	Golf Course	Hole	3.732	\$9,367.07
444	Movie Theater	1,000 s.f.	1.486	\$3,729.76
492	Health/Fitness Club	1,000 s.f.	1.589	\$3,988.29
493	Athletic Club	1,000 s.f.	2.682	\$6,731.64
495	Recreational Community Center	1,000 s.f.	1.233	\$3,094.75
Institutional				
520	Elementary School	1,000 s.f.	0.832	\$2,088.27
536	Private School (K - 12)	1,000 s.f.	1.170	\$2,936.62
530	High School	1,000 s.f.	0.751	\$1,884.96
560	Church	1,000 s.f.	0.386	\$968.83
565	Day Care Center	1,000 s.f.	3.653	\$9,168.79
590	Library	1,000 s.f.	5.125	\$12,863.41
Medical				
610	Hospital	1,000 s.f.	0.917	\$2,301.61
620	Nursing Home	1,000 s.f.	0.311	\$780.59
630	Clinic	1,000 s.f.	4.575	\$11,482.95
Office				
710	Up to 50,000 s.f.	1,000 s.f.	3.998	\$10,034.72
	50,001-150,000 s.f.	1,000 s.f.	1.783	\$4,475.21
	150,001-300,000 s.f.	1,000 s.f.	1.379	\$3,461.20
	300,001-500,000 s.f.	1,000 s.f.	1.239	\$3,109.81
	500,001-800,000 s.f.	1,000 s.f.	1.164	\$2,921.56
	> 800,000 s.f.	1,000 s.f.	1.145	\$2,873.87
720	Medical - Dental Office Building	1,000 s.f.	2.804	\$7,037.86
Retail				
812	Lumber Yard	1,000 s.f.	0.550	\$1,380.46
814	Specialty Center	1,000 s.f.	1.522	\$3,820.12
815	Discount Store	1,000 s.f.	1.022	\$2,565.15
816	Hardware Store	1,000 s.f.	0.592	\$1,485.88
817	Nursery	1,000 s.f.	0.849	\$2,130.93
820	Shopping Center			
	< 200,000 s.f.	1,000 s.f.	1.272	\$3,192.64
	200,001-500,000 s.f.	1,000 s.f.	1.384	\$3,473.75
	500,000s.f.-1,000,000 s.f.	1,000 s.f.	1.441	\$3,616.82
	>1,000,000 s.f.	1,000 s.f.	1.528	\$3,835.18
931	Quality Restaurant	1,000 s.f.	2.959	\$7,426.90
932	High Turnover Restaurant	1,000 s.f.	2.845	\$7,140.76
933	Fast Food w/o Drive-In	1,000 s.f.	4.357	\$10,935.78
934	Fast Food Drive-In	1,000 s.f.	5.439	\$13,651.53
941	Quick Lube Vehicle Shop	Service Pos.	1.895	\$4,756.33
942	Automobile Care Center	1,000 s.f.	1.136	\$2,851.29
841	New Car Sales	1,000 s.f.	0.956	\$2,399.50
843	Automobile Parts Sales	1,000 s.f.	3.358	\$8,428.36
944	Gas Station	Fueling Position	1.054	\$2,645.47
945	Gas Station w/Convenience Market	Fueling Position	1.027	\$2,577.70
946	Gas/Serv. Stn. W/Conv. Mkt./Wash	Fueling Position	1.053	\$2,642.96
848	Tire Store	1,000 s.f.	1.461	\$3,667.01
850	Supermarket	1,000 s.f.	1.547	\$3,882.87
851	Convenience Market 24-hour	1,000 s.f.	3.459	\$8,681.86
852	Convenience Market < 24-hour	1,000 s.f.	2.282	\$5,727.67
853	Convenience Market w/Gas Pumps	1,000 s.f.	3.361	\$8,435.89
861	Discount Club	1,000 s.f.	1.519	\$3,812.59
862	Home Improvement Superstore	1,000 s.f.	0.436	\$1,094.33
863	Electronics Superstore	1,000 s.f.	0.972	\$2,439.66
864	Toy/Childrens Superstore	1,000 s.f.	1.060	\$2,660.53
880	Drugstore W/O Drive-Thru	1,000 s.f.	1.421	\$3,566.62
881	Drugstore W/Drive-Thru	1,000 s.f.	1.819	\$4,565.57
890	Furniture Store	1,000 s.f.	0.253	\$635.01
911	Walk-In Bank	1,000 s.f.	2.989	\$7,502.19
912	Drive-In Bank	1,000 s.f.	4.432	\$11,124.03

SPRTA Impact Fees

Jurisdiction: Placer County
 District: Placer West
 2014 Cost per DUE: \$1,387.00

2015 Annual Adjustment Factor for Inflation = 1.0246904
 2016 Annual Adjustment Factor for Inflation = 1.0323580
 2017 Annual Adjustment Factor for Inflation = 1.0245216
 2018 Annual Adjustment Factor for Inflation = 1.0273511
 2019 Annual Adjustment Factor for Inflation = 1.0245234
 2020 Annual Adjustment Factor for Inflation = 1.0288336
 2021 Annual Adjustment Factor for Inflation = 1.0320842
 2022 Annual Adjustment Factor for Inflation = 1.1198098
 2023 Annual Adjustment Factor for Inflation = 1.0195213

Cost per DUE With Inflation = \$1,918.06

ITE Code	Land Use Category	Unit	DUE per Unit	Fee per Unit
Industrial				
110	Light Industrial	1,000 s.f.	0.910	\$1,745.43
120	Heavy Industrial	1,000 s.f.	0.178	\$341.41
130	Industrial Park	1,000 s.f.	0.798	\$1,530.61
140	Manufacturing	1,000 s.f.	0.685	\$1,313.87
150	Warehousing	1,000 s.f.	0.300	\$575.42
151	Mini-Warehousing	1,000 s.f.	0.148	\$283.87
Residential				
210	Single Family	DU	1.000	\$1,918.06
220	Apartment	DU	0.620	\$1,189.20
231	Attached Condominium/Townhome	DU	0.780	\$1,496.09
240	Mobile Home Park	DU	0.590	\$1,131.66
251	Senior Adult Housing - Detached	DU	0.270	\$517.88
252	Senior Adult Housing - Attached	DU	0.230	\$441.15
253	Congregate Care	DU	0.070	\$134.26
260	Recreational Home	DU	0.109	\$209.07
Lodging				
310	Hotel	Room	0.545	\$1,045.34
311	All Suites Hotel	Room	0.364	\$698.17
312	Business Hotel	Room	0.563	\$1,079.87
320	Motel	Room	0.355	\$680.91
Recreational				
411	City Park	Acre	0.184	\$352.92
430	Golf Course	Hole	3.732	\$7,158.20
444	Movie Theater	1,000 s.f.	1.486	\$2,850.24
492	Health/Fitness Club	1,000 s.f.	1.589	\$3,047.80
493	Athletic Club	1,000 s.f.	2.682	\$5,144.24
495	Recreational Community Center	1,000 s.f.	1.233	\$2,364.97
Institutional				
520	Elementary School	1,000 s.f.	0.832	\$1,595.83
536	Private School (K - 12)	1,000 s.f.	1.170	\$2,244.13
530	High School	1,000 s.f.	0.751	\$1,440.46
560	Church	1,000 s.f.	0.386	\$740.37
565	Day Care Center	1,000 s.f.	3.653	\$7,006.67
590	Library	1,000 s.f.	5.125	\$9,830.06
Medical				
610	Hospital	1,000 s.f.	0.917	\$1,758.86
620	Nursing Home	1,000 s.f.	0.311	\$596.52
630	Clinic	1,000 s.f.	4.575	\$8,775.12
Office				
710	Up to 50,000 s.f.	1,000 s.f.	3.998	\$7,668.40
	50,001-150,000 s.f.	1,000 s.f.	1.783	\$3,419.90
	150,001-300,000 s.f.	1,000 s.f.	1.379	\$2,645.00
	300,001-500,000 s.f.	1,000 s.f.	1.239	\$2,376.48
	500,001-800,000 s.f.	1,000 s.f.	1.164	\$2,232.62
	> 800,000 s.f.	1,000 s.f.	1.145	\$2,196.18
720	Medical - Dental Office Building	1,000 s.f.	2.804	\$5,378.24
Retail				
812	Lumber Yard	1,000 s.f.	0.550	\$1,054.93
814	Specialty Center	1,000 s.f.	1.522	\$2,919.29
815	Discount Store	1,000 s.f.	1.022	\$1,960.26
816	Hardware Store	1,000 s.f.	0.592	\$1,135.49
817	Nursery	1,000 s.f.	0.849	\$1,628.43
820	Shopping Center			
	< 200,000 s.f.	1,000 s.f.	1.272	\$2,439.77
	200,001-500,000 s.f.	1,000 s.f.	1.384	\$2,654.60
	500,000s.f.-1,000,000 s.f.	1,000 s.f.	1.441	\$2,763.92
	>1,000,000 s.f.	1,000 s.f.	1.528	\$2,930.80
931	Quality Restaurant	1,000 s.f.	2.959	\$5,675.54
932	High Turnover Restaurant	1,000 s.f.	2.845	\$5,456.88
933	Fast Food w/o Drive-In	1,000 s.f.	4.357	\$8,356.99
934	Fast Food Drive-In	1,000 s.f.	5.439	\$10,432.33
941	Quick Lube Vehicle Shop	Service Pos.	1.895	\$3,634.72
942	Automobile Care Center	1,000 s.f.	1.136	\$2,178.92
841	New Car Sales	1,000 s.f.	0.956	\$1,833.67
843	Automobile Parts Sales	1,000 s.f.	3.358	\$6,440.85
944	Gas Station	Fueling Position	1.054	\$2,021.64
945	Gas Station w/Convenience Market	Fueling Position	1.027	\$1,969.85
946	Gas/Serv. Stn. W/Conv. Mkt./Wash	Fueling Position	1.053	\$2,019.72
848	Tire Store	1,000 s.f.	1.461	\$2,802.29
850	Supermarket	1,000 s.f.	1.547	\$2,967.24
851	Convenience Market 24-hour	1,000 s.f.	3.459	\$6,634.57
852	Convenience Market < 24-hour	1,000 s.f.	2.282	\$4,377.01
853	Convenience Market w/Gas Pumps	1,000 s.f.	3.361	\$6,446.60
861	Discount Club	1,000 s.f.	1.519	\$2,913.53
862	Home Improvement Superstore	1,000 s.f.	0.436	\$836.27
863	Electronics Superstore	1,000 s.f.	0.972	\$1,864.35
864	Toy/Childrens Superstore	1,000 s.f.	1.060	\$2,033.14
880	Drugstore W/O Drive-Thru	1,000 s.f.	1.421	\$2,725.56
881	Drugstore W/Drive-Thru	1,000 s.f.	1.819	\$3,488.95
890	Furniture Store	1,000 s.f.	0.253	\$485.27
911	Walk-In Bank	1,000 s.f.	2.989	\$5,733.08
912	Drive-In Bank	1,000 s.f.	4.432	\$8,500.84

SPRTA Impact Fees

Jurisdiction: Rocklin	2015 Annual Adjustment Factor for Inflation = 1.0246904
District: Rocklin	2016 Annual Adjustment Factor for Inflation = 1.0323580
2014 Cost per DUE: \$1,739.00	2017 Annual Adjustment Factor for Inflation = 1.0245216
	2018 Annual Adjustment Factor for Inflation = 1.0273511
	2019 Annual Adjustment Factor for Inflation = 1.0245234
	2020 Annual Adjustment Factor for Inflation = 1.0288336
	2021 Annual Adjustment Factor for Inflation = 1.0320842
	2022 Annual Adjustment Factor for Inflation = 1.1198098
	2023 Annual Adjustment Factor for Inflation = 1.0195213

Cost per DUE With Inflation = \$2,404.84

ITE Code	Land Use Category	Unit	DUE per Unit	Fee per Unit
Industrial				
110	Light Industrial	1,000 s.f.	0.910	\$2,188.40
120	Heavy Industrial	1,000 s.f.	0.178	\$428.06
130	Industrial Park	1,000 s.f.	0.798	\$1,919.06
140	Manufacturing	1,000 s.f.	0.685	\$1,647.31
150	Warehousing	1,000 s.f.	0.300	\$721.45
151	Mini-Warehousing	1,000 s.f.	0.148	\$355.92
Residential				
210	Single Family	DU	1.000	\$2,404.84
220	Apartment	DU	0.620	\$1,491.00
231	Attached Condominium/Townhome	DU	0.780	\$1,875.77
240	Mobile Home Park	DU	0.590	\$1,418.85
251	Senior Adult Housing - Detached	DU	0.270	\$649.31
252	Senior Adult Housing - Attached	DU	0.230	\$553.11
253	Congregate Care	DU	0.070	\$168.34
260	Recreational Home	DU	0.109	\$262.13
Lodging				
310	Hotel	Room	0.545	\$1,310.64
311	All Suites Hotel	Room	0.364	\$875.36
312	Business Hotel	Room	0.563	\$1,353.92
320	Motel	Room	0.355	\$853.72
Recreational				
411	City Park	Acre	0.184	\$442.49
430	Golf Course	Hole	3.732	\$8,974.84
444	Movie Theater	1,000 s.f.	1.486	\$3,573.58
492	Health/Fitness Club	1,000 s.f.	1.589	\$3,821.28
493	Athletic Club	1,000 s.f.	2.682	\$6,449.77
495	Recreational Community Center	1,000 s.f.	1.233	\$2,965.16
Institutional				
520	Elementary School	1,000 s.f.	0.832	\$2,000.82
536	Private School (K - 12)	1,000 s.f.	1.170	\$2,813.66
530	High School	1,000 s.f.	0.751	\$1,806.03
560	Church	1,000 s.f.	0.386	\$928.27
565	Day Care Center	1,000 s.f.	3.653	\$8,784.86
590	Library	1,000 s.f.	5.125	\$12,324.78
Medical				
610	Hospital	1,000 s.f.	0.917	\$2,205.23
620	Nursing Home	1,000 s.f.	0.311	\$747.90
630	Clinic	1,000 s.f.	4.575	\$11,002.12
Office				
710	Up to 50,000 s.f.	1,000 s.f.	3.998	\$9,614.53
	50,001-150,000 s.f.	1,000 s.f.	1.783	\$4,287.82
	150,001-300,000 s.f.	1,000 s.f.	1.379	\$3,316.27
	300,001-500,000 s.f.	1,000 s.f.	1.239	\$2,979.59
	500,001-800,000 s.f.	1,000 s.f.	1.164	\$2,799.23
	> 800,000 s.f.	1,000 s.f.	1.145	\$2,753.54
720	Medical - Dental Office Building	1,000 s.f.	2.804	\$6,743.16
Retail				
812	Lumber Yard	1,000 s.f.	0.550	\$1,322.66
814	Specialty Center	1,000 s.f.	1.522	\$3,660.16
815	Discount Store	1,000 s.f.	1.022	\$2,457.74
816	Hardware Store	1,000 s.f.	0.592	\$1,423.66
817	Nursery	1,000 s.f.	0.849	\$2,041.71
820	Shopping Center			
	< 200,000 s.f.	1,000 s.f.	1.272	\$3,058.95
	200,001-500,000 s.f.	1,000 s.f.	1.384	\$3,328.29
	500,000s.f.-1,000,000 s.f.	1,000 s.f.	1.441	\$3,465.37
	>1,000,000 s.f.	1,000 s.f.	1.528	\$3,674.59
931	Quality Restaurant	1,000 s.f.	2.959	\$7,115.91
932	High Turnover Restaurant	1,000 s.f.	2.845	\$6,841.76
933	Fast Food w/o Drive-In	1,000 s.f.	4.357	\$10,477.87
934	Fast Food Drive-In	1,000 s.f.	5.439	\$13,079.90
941	Quick Lube Vehicle Shop	Service Pos.	1.895	\$4,557.16
942	Automobile Care Center	1,000 s.f.	1.136	\$2,731.89
841	New Car Sales	1,000 s.f.	0.956	\$2,299.02
843	Automobile Parts Sales	1,000 s.f.	3.358	\$8,075.44
944	Gas Station	Fueling Position	1.054	\$2,534.70
945	Gas Station w/Convenience Market	Fueling Position	1.027	\$2,469.77
946	Gas/Serv. Stn. W/Conv. Mkt./Wash	Fueling Position	1.053	\$2,532.29
848	Tire Store	1,000 s.f.	1.461	\$3,513.46
850	Supermarket	1,000 s.f.	1.547	\$3,720.28
851	Convenience Market 24-hour	1,000 s.f.	3.459	\$8,318.32
852	Convenience Market < 24-hour	1,000 s.f.	2.282	\$5,487.83
853	Convenience Market w/Gas Pumps	1,000 s.f.	3.361	\$8,082.65
861	Discount Club	1,000 s.f.	1.519	\$3,652.94
862	Home Improvement Superstore	1,000 s.f.	0.436	\$1,048.51
863	Electronics Superstore	1,000 s.f.	0.972	\$2,337.50
864	Toy/Childrens Superstore	1,000 s.f.	1.060	\$2,549.13
880	Drugstore W/O Drive-Thru	1,000 s.f.	1.421	\$3,417.27
881	Drugstore W/Drive-Thru	1,000 s.f.	1.819	\$4,374.40
890	Furniture Store	1,000 s.f.	0.253	\$608.42
911	Walk-In Bank	1,000 s.f.	2.989	\$7,188.05
912	Drive-In Bank	1,000 s.f.	4.432	\$10,658.23

SPRTA Impact Fees

Jurisdiction: Roseville	2015 Annual Adjustment Factor for Inflation = 1.0246904
District: Roseville West	2016 Annual Adjustment Factor for Inflation = 1.0323580
2014 Cost per DUE: \$890.00	2017 Annual Adjustment Factor for Inflation = 1.0245216
	2018 Annual Adjustment Factor for Inflation = 1.0273511
	2019 Annual Adjustment Factor for Inflation = 1.0245234
	2020 Annual Adjustment Factor for Inflation = 1.0288336
	2021 Annual Adjustment Factor for Inflation = 1.0320842
	2022 Annual Adjustment Factor for Inflation = 1.1198098
	2023 Annual Adjustment Factor for Inflation = 1.0195213

Cost per DUE With Inflation = \$1,230.77

ITE Code	Land Use Category	Unit	DUE per Unit	Fee per Unit
Industrial				
110	Light Industrial	1,000 s.f.	0.910	\$1,120.00
120	Heavy Industrial	1,000 s.f.	0.178	\$219.08
130	Industrial Park	1,000 s.f.	0.798	\$982.15
140	Manufacturing	1,000 s.f.	0.685	\$843.08
150	Warehousing	1,000 s.f.	0.300	\$369.23
151	Mini-Warehousing	1,000 s.f.	0.148	\$182.15
Residential				
210	Single Family	DU	1.000	\$1,230.77
220	Apartment	DU	0.620	\$763.08
231	Attached Condominium/Townhome	DU	0.780	\$960.00
240	Mobile Home Park	DU	0.590	\$726.15
251	Senior Adult Housing - Detached	DU	0.270	\$332.31
252	Senior Adult Housing - Attached	DU	0.230	\$283.08
253	Congregate Care	DU	0.070	\$86.15
260	Recreational Home	DU	0.109	\$134.15
Lodging				
310	Hotel	Room	0.545	\$670.77
311	All Suites Hotel	Room	0.364	\$448.00
312	Business Hotel	Room	0.563	\$692.92
320	Motel	Room	0.355	\$436.92
Recreational				
411	City Park	Acre	0.184	\$226.46
430	Golf Course	Hole	3.732	\$4,593.22
444	Movie Theater	1,000 s.f.	1.486	\$1,828.92
492	Health/Fitness Club	1,000 s.f.	1.589	\$1,955.69
493	Athletic Club	1,000 s.f.	2.682	\$3,300.92
495	Recreational Community Center	1,000 s.f.	1.233	\$1,517.54
Institutional				
520	Elementary School	1,000 s.f.	0.832	\$1,024.00
536	Private School (K - 12)	1,000 s.f.	1.170	\$1,440.00
530	High School	1,000 s.f.	0.751	\$924.31
560	Church	1,000 s.f.	0.386	\$475.08
565	Day Care Center	1,000 s.f.	3.653	\$4,495.99
590	Library	1,000 s.f.	5.125	\$6,307.68
Medical				
610	Hospital	1,000 s.f.	0.917	\$1,128.61
620	Nursing Home	1,000 s.f.	0.311	\$382.77
630	Clinic	1,000 s.f.	4.575	\$5,630.76
Office				
710	Up to 50,000 s.f.	1,000 s.f.	3.998	\$4,920.61
	50,001-150,000 s.f.	1,000 s.f.	1.783	\$2,194.46
	150,001-300,000 s.f.	1,000 s.f.	1.379	\$1,697.23
	300,001-500,000 s.f.	1,000 s.f.	1.239	\$1,524.92
	500,001-800,000 s.f.	1,000 s.f.	1.164	\$1,432.61
	> 800,000 s.f.	1,000 s.f.	1.145	\$1,409.23
720	Medical - Dental Office Building	1,000 s.f.	2.804	\$3,451.07
Retail				
812	Lumber Yard	1,000 s.f.	0.550	\$676.92
814	Specialty Center	1,000 s.f.	1.522	\$1,873.23
815	Discount Store	1,000 s.f.	1.022	\$1,257.84
816	Hardware Store	1,000 s.f.	0.592	\$728.61
817	Nursery	1,000 s.f.	0.849	\$1,044.92
820	Shopping Center			
	< 200,000 s.f.	1,000 s.f.	1.272	\$1,565.54
	200,001-500,000 s.f.	1,000 s.f.	1.384	\$1,703.38
	500,000s.f.-1,000,000 s.f.	1,000 s.f.	1.441	\$1,773.53
	>1,000,000 s.f.	1,000 s.f.	1.528	\$1,880.61
931	Quality Restaurant	1,000 s.f.	2.959	\$3,641.84
932	High Turnover Restaurant	1,000 s.f.	2.845	\$3,501.53
933	Fast Food w/o Drive-In	1,000 s.f.	4.357	\$5,362.45
934	Fast Food Drive-In	1,000 s.f.	5.439	\$6,694.14
941	Quick Lube Vehicle Shop	Service Pos.	1.895	\$2,332.30
942	Automobile Care Center	1,000 s.f.	1.136	\$1,398.15
841	New Car Sales	1,000 s.f.	0.956	\$1,176.61
843	Automobile Parts Sales	1,000 s.f.	3.358	\$4,132.91
944	Gas Station	Fueling Position	1.054	\$1,297.23
945	Gas Station w/Convenience Market	Fueling Position	1.027	\$1,264.00
946	Gas/Serv. Stn. W/Conv. Mkt./Wash	Fueling Position	1.053	\$1,296.00
848	Tire Store	1,000 s.f.	1.461	\$1,798.15
850	Supermarket	1,000 s.f.	1.547	\$1,904.00
851	Convenience Market 24-hour	1,000 s.f.	3.459	\$4,257.22
852	Convenience Market < 24-hour	1,000 s.f.	2.282	\$2,808.61
853	Convenience Market w/Gas Pumps	1,000 s.f.	3.361	\$4,136.61
861	Discount Club	1,000 s.f.	1.519	\$1,869.53
862	Home Improvement Superstore	1,000 s.f.	0.436	\$536.61
863	Electronics Superstore	1,000 s.f.	0.972	\$1,196.31
864	Toy/Childrens Superstore	1,000 s.f.	1.060	\$1,304.61
880	Drugstore W/O Drive-Thru	1,000 s.f.	1.421	\$1,748.92
881	Drugstore W/Drive-Thru	1,000 s.f.	1.819	\$2,238.76
890	Furniture Store	1,000 s.f.	0.253	\$311.38
911	Walk-In Bank	1,000 s.f.	2.989	\$3,678.76
912	Drive-In Bank	1,000 s.f.	4.432	\$5,454.76

SPRTA Impact Fees

UPDATED: 4/7/2023

Jurisdiction: Roseville 2015 Annual Adjustment Factor for Inflation = 1.0246904
 District: Roseville East 2016 Annual Adjustment Factor for Inflation = 1.0323580
 2014 Cost per DUE: \$1,074.00 2017 Annual Adjustment Factor for Inflation = 1.0245216
 2018 Annual Adjustment Factor for Inflation = 1.0273511
 2019 Annual Adjustment Factor for Inflation = 1.0245234
 2020 Annual Adjustment Factor for Inflation = 1.0288336
 2021 Annual Adjustment Factor for Inflation = 1.0320842
 2022 Annual Adjustment Factor for Inflation = 1.1198098
 2023 Annual Adjustment Factor for Inflation = 1.0195213

Cost per DUE With Inflation = \$1,485.22

ITE Code	Land Use Category	Unit	DUE per Unit	Fee per Unit
Industrial				
110	Light Industrial	1,000 s.f.	0.910	\$1,351.55
120	Heavy Industrial	1,000 s.f.	0.178	\$264.37
130	Industrial Park	1,000 s.f.	0.798	\$1,185.20
140	Manufacturing	1,000 s.f.	0.685	\$1,017.37
150	Warehousing	1,000 s.f.	0.300	\$445.57
151	Mini-Warehousing	1,000 s.f.	0.148	\$219.81
Residential				
210	Single Family	DU	1.000	\$1,485.22
220	Apartment	DU	0.620	\$920.83
231	Attached Condominium/Townhome	DU	0.780	\$1,158.47
240	Mobile Home Park	DU	0.590	\$876.28
251	Senior Adult Housing - Detached	DU	0.270	\$401.01
252	Senior Adult Housing - Attached	DU	0.230	\$341.60
253	Congregate Care	DU	0.070	\$103.97
260	Recreational Home	DU	0.109	\$161.89
Lodging				
310	Hotel	Room	0.545	\$809.44
311	All Suites Hotel	Room	0.364	\$540.62
312	Business Hotel	Room	0.563	\$836.18
320	Motel	Room	0.355	\$527.25
Recreational				
411	City Park	Acre	0.184	\$273.28
430	Golf Course	Hole	3.732	\$5,542.83
444	Movie Theater	1,000 s.f.	1.486	\$2,207.03
492	Health/Fitness Club	1,000 s.f.	1.589	\$2,360.01
493	Athletic Club	1,000 s.f.	2.682	\$3,983.35
495	Recreational Community Center	1,000 s.f.	1.233	\$1,831.27
Institutional				
520	Elementary School	1,000 s.f.	0.832	\$1,235.70
536	Private School (K - 12)	1,000 s.f.	1.170	\$1,737.70
530	High School	1,000 s.f.	0.751	\$1,115.40
560	Church	1,000 s.f.	0.386	\$573.29
565	Day Care Center	1,000 s.f.	3.653	\$5,425.50
590	Library	1,000 s.f.	5.125	\$7,611.74
Medical				
610	Hospital	1,000 s.f.	0.917	\$1,361.94
620	Nursing Home	1,000 s.f.	0.311	\$461.90
630	Clinic	1,000 s.f.	4.575	\$6,794.87
Office				
710	Up to 50,000 s.f.	1,000 s.f.	3.998	\$5,937.90
	50,001-150,000 s.f.	1,000 s.f.	1.783	\$2,648.14
	150,001-300,000 s.f.	1,000 s.f.	1.379	\$2,048.11
	300,001-500,000 s.f.	1,000 s.f.	1.239	\$1,840.18
	500,001-800,000 s.f.	1,000 s.f.	1.164	\$1,728.79
	> 800,000 s.f.	1,000 s.f.	1.145	\$1,700.57
720	Medical - Dental Office Building	1,000 s.f.	2.804	\$4,164.55
Retail				
812	Lumber Yard	1,000 s.f.	0.550	\$816.87
814	Specialty Center	1,000 s.f.	1.522	\$2,260.50
815	Discount Store	1,000 s.f.	1.022	\$1,517.89
816	Hardware Store	1,000 s.f.	0.592	\$879.25
817	Nursery	1,000 s.f.	0.849	\$1,260.95
820	Shopping Center			
	< 200,000 s.f.	1,000 s.f.	1.272	\$1,889.20
	200,001-500,000 s.f.	1,000 s.f.	1.384	\$2,055.54
	500,000s.f.-1,000,000 s.f.	1,000 s.f.	1.441	\$2,140.20
	>1,000,000 s.f.	1,000 s.f.	1.528	\$2,269.41
931	Quality Restaurant	1,000 s.f.	2.959	\$4,394.76
932	High Turnover Restaurant	1,000 s.f.	2.845	\$4,225.44
933	Fast Food w/o Drive-In	1,000 s.f.	4.357	\$6,471.09
934	Fast Food Drive-In	1,000 s.f.	5.439	\$8,078.10
941	Quick Lube Vehicle Shop	Service Pos.	1.895	\$2,814.49
942	Automobile Care Center	1,000 s.f.	1.136	\$1,687.21
841	New Car Sales	1,000 s.f.	0.956	\$1,419.87
843	Automobile Parts Sales	1,000 s.f.	3.358	\$4,987.36
944	Gas Station	Fueling Position	1.054	\$1,565.42
945	Gas Station w/Convenience Market	Fueling Position	1.027	\$1,525.32
946	Gas/Serv. Stn. W/Conv. Mkt./Wash	Fueling Position	1.053	\$1,563.93
848	Tire Store	1,000 s.f.	1.461	\$2,169.90
850	Supermarket	1,000 s.f.	1.547	\$2,297.63
851	Convenience Market 24-hour	1,000 s.f.	3.459	\$5,137.37
852	Convenience Market < 24-hour	1,000 s.f.	2.282	\$3,389.27
853	Convenience Market w/Gas Pumps	1,000 s.f.	3.361	\$4,991.82
861	Discount Club	1,000 s.f.	1.519	\$2,256.05
862	Home Improvement Superstore	1,000 s.f.	0.436	\$647.55
863	Electronics Superstore	1,000 s.f.	0.972	\$1,443.63
864	Toy/Childrens Superstore	1,000 s.f.	1.060	\$1,574.33
880	Drugstore W/O Drive-Thru	1,000 s.f.	1.421	\$2,110.49
881	Drugstore W/Drive-Thru	1,000 s.f.	1.819	\$2,701.61
890	Furniture Store	1,000 s.f.	0.253	\$375.76
911	Walk-In Bank	1,000 s.f.	2.989	\$4,439.31
912	Drive-In Bank	1,000 s.f.	4.432	\$6,582.48

SPRTA Impact Fees

Jurisdiction: Placer County
 District: Sunset
 2014 Cost per DUE: \$1,210.00

2015 Annual Adjustment Factor for Inflation = 1.0246904
 2016 Annual Adjustment Factor for Inflation = 1.0323580
 2017 Annual Adjustment Factor for Inflation = 1.0245216
 2018 Annual Adjustment Factor for Inflation = 1.0273511
 2019 Annual Adjustment Factor for Inflation = 1.0245234
 2020 Annual Adjustment Factor for Inflation = 1.0288336
 2021 Annual Adjustment Factor for Inflation = 1.0320842
 2022 Annual Adjustment Factor for Inflation = 1.1198098
 2023 Annual Adjustment Factor for Inflation = 1.0195213

Cost per DUE With Inflation = \$1,673.29

ITE Code	Land Use Category	Unit	DUE per Unit	Fee per Unit
Industrial				
110	Light Industrial	1,000 s.f.	0.910	\$1,522.69
120	Heavy Industrial	1,000 s.f.	0.178	\$297.85
130	Industrial Park	1,000 s.f.	0.798	\$1,335.29
140	Manufacturing	1,000 s.f.	0.685	\$1,146.20
150	Warehousing	1,000 s.f.	0.300	\$501.99
151	Mini-Warehousing	1,000 s.f.	0.148	\$247.65
Residential				
210	Single Family	DU	1.000	\$1,673.29
220	Apartment	DU	0.620	\$1,037.44
231	Attached Condominium/Townhome	DU	0.780	\$1,305.17
240	Mobile Home Park	DU	0.590	\$987.24
251	Senior Adult Housing - Detached	DU	0.270	\$451.79
252	Senior Adult Housing - Attached	DU	0.230	\$384.86
253	Congregate Care	DU	0.070	\$117.13
260	Recreational Home	DU	0.109	\$182.39
Lodging				
310	Hotel	Room	0.545	\$911.94
311	All Suites Hotel	Room	0.364	\$609.08
312	Business Hotel	Room	0.563	\$942.06
320	Motel	Room	0.355	\$594.02
Recreational				
411	City Park	Acre	0.184	\$307.89
430	Golf Course	Hole	3.732	\$6,244.72
444	Movie Theater	1,000 s.f.	1.486	\$2,486.51
492	Health/Fitness Club	1,000 s.f.	1.589	\$2,658.86
493	Athletic Club	1,000 s.f.	2.682	\$4,487.76
495	Recreational Community Center	1,000 s.f.	1.233	\$2,063.17
Institutional				
520	Elementary School	1,000 s.f.	0.832	\$1,392.18
536	Private School (K - 12)	1,000 s.f.	1.170	\$1,957.75
530	High School	1,000 s.f.	0.751	\$1,256.64
560	Church	1,000 s.f.	0.386	\$645.89
565	Day Care Center	1,000 s.f.	3.653	\$6,112.53
590	Library	1,000 s.f.	5.125	\$8,575.61
Medical				
610	Hospital	1,000 s.f.	0.917	\$1,534.41
620	Nursing Home	1,000 s.f.	0.311	\$520.39
630	Clinic	1,000 s.f.	4.575	\$7,655.30
Office				
710	Up to 50,000 s.f.	1,000 s.f.	3.998	\$6,689.81
	50,001-150,000 s.f.	1,000 s.f.	1.783	\$2,983.48
	150,001-300,000 s.f.	1,000 s.f.	1.379	\$2,307.47
	300,001-500,000 s.f.	1,000 s.f.	1.239	\$2,073.21
	500,001-800,000 s.f.	1,000 s.f.	1.164	\$1,947.71
	> 800,000 s.f.	1,000 s.f.	1.145	\$1,915.92
720	Medical - Dental Office Building	1,000 s.f.	2.804	\$4,691.90
Retail				
812	Lumber Yard	1,000 s.f.	0.550	\$920.31
814	Specialty Center	1,000 s.f.	1.522	\$2,546.75
815	Discount Store	1,000 s.f.	1.022	\$1,710.10
816	Hardware Store	1,000 s.f.	0.592	\$990.59
817	Nursery	1,000 s.f.	0.849	\$1,420.62
820	Shopping Center			
	< 200,000 s.f.	1,000 s.f.	1.272	\$2,128.42
	200,001-500,000 s.f.	1,000 s.f.	1.384	\$2,315.83
	500,000s.f.-1,000,000 s.f.	1,000 s.f.	1.441	\$2,411.21
	>1,000,000 s.f.	1,000 s.f.	1.528	\$2,556.79
931	Quality Restaurant	1,000 s.f.	2.959	\$4,951.26
932	High Turnover Restaurant	1,000 s.f.	2.845	\$4,760.51
933	Fast Food w/o Drive-In	1,000 s.f.	4.357	\$7,290.52
934	Fast Food Drive-In	1,000 s.f.	5.439	\$9,101.02
941	Quick Lube Vehicle Shop	Service Pos.	1.895	\$3,170.88
942	Automobile Care Center	1,000 s.f.	1.136	\$1,900.86
841	New Car Sales	1,000 s.f.	0.956	\$1,599.66
843	Automobile Parts Sales	1,000 s.f.	3.358	\$5,618.91
944	Gas Station	Fueling Position	1.054	\$1,763.65
945	Gas Station w/Convenience Market	Fueling Position	1.027	\$1,718.47
946	Gas/Serv. Stn. W/Conv. Mkt./Wash	Fueling Position	1.053	\$1,761.97
848	Tire Store	1,000 s.f.	1.461	\$2,444.68
850	Supermarket	1,000 s.f.	1.547	\$2,588.58
851	Convenience Market 24-hour	1,000 s.f.	3.459	\$5,787.91
852	Convenience Market < 24-hour	1,000 s.f.	2.282	\$3,818.45
853	Convenience Market w/Gas Pumps	1,000 s.f.	3.361	\$5,623.93
861	Discount Club	1,000 s.f.	1.519	\$2,541.73
862	Home Improvement Superstore	1,000 s.f.	0.436	\$729.55
863	Electronics Superstore	1,000 s.f.	0.972	\$1,626.44
864	Toy/Childrens Superstore	1,000 s.f.	1.060	\$1,773.69
880	Drugstore W/O Drive-Thru	1,000 s.f.	1.421	\$2,377.74
881	Drugstore W/Drive-Thru	1,000 s.f.	1.819	\$3,043.71
890	Furniture Store	1,000 s.f.	0.253	\$423.34
911	Walk-In Bank	1,000 s.f.	2.989	\$5,001.46
912	Drive-In Bank	1,000 s.f.	4.432	\$7,416.02