



EL DORADO HILLS FIRE DEPARTMENT PROTECTION STANDARD

Development Fee

STANDARD #A-001 EFFECTIVE 01-13-2009
REVISED 01-01-2020

PURPOSE:

To define the current impact development fee that shall be paid for any building construction within the El Dorado Hills Fire Protection District.

SCOPE:

This standard applies to the new development of any residential, commercial, institutional, or industrial use within the El Dorado Hills Fire District. This includes Assembly, Business, Organized Camps, Educational, Factory and Industrial, High Hazard, Institutional, Research Laboratories, Mercantile, Residential, Storage, Utility and Miscellaneous occupancies. Additions are also included.

AUTHORITY:

The El Dorado Hills Fire District is allowed to impose development fees to mitigate the impact of new development per AB 1600 as passed and codified in California Government Code Sections 66000-66025 ("Mitigation Fee Act"), and El Dorado County Ordinance number 5057, and codified in Chapter 13, Section 20 of the El Dorado County Code.

REQUIREMENTS:

Determination

The fee is determined by an analysis of the projected costs and new development for a five-year forecast period. The fee is imposed on a square footage basis as the fairest allocation of costs incurred due to growth impact. This analysis is performed annually, and the fee is adjusted through a Fire Department Resolution as needed. The resolution is forwarded for subsequent review and approval from the El Dorado County Planning Commission and the El Dorado County Board of Supervisors.

New Development shall mean original construction of residential, commercial, industrial, or other non-residential improvement, or the addition of floor space to existing residential, commercial, or industrial facilities.

Fee Amount

Residential (*per Living Area sf*):

Single Family Housing	\$0.94 per square foot
Multi-Family Housing	\$1.54 per square foot
Mobile Home	\$1.10 per square foot
Assisted Living Facility	\$1.55 per square foot

Residential fees are applied to all new residential square footage as listed above. Any residential use that does not exactly fit one of the above categories will have the most similar one assigned as determined by the Fire Code Official.

Nonresidential Development (*per Building sf*):

Retail/Commercial	\$1.59 per square foot
Office	\$1.99 per square foot
Industrial	\$1.46 per square foot
Agriculture	\$0.62 per square foot
Warehouse/Distribution	\$0.99 per square foot

Commercial fees are applied to all new commercial square footage as listed above. Any commercial use that does not exactly fit one of the above categories will have the most similar one assigned as determined by the Fire Code Official.

Fees do not apply to the replacement of either Commercial or Residential buildings such as the rebuilding of a structure destroyed by fire or other disaster. Any increased size of the replacement building, or floor area, shall be subject to additional development fees.

Fee Collection

Fees shall be collected by the El Dorado County Building Department at the time a building permit is issued.

Appeals

Any person may appeal the imposition of development fees by filing a written statement of appeal outlining the facts and circumstances which the appellant believes are sufficient to justify the waiver or modification of development fees applied to the appellants building project. The written appeal must include the appellant's name, mailing address, day-time telephone number, Assessors Parcel Number, Permit Number and fee amount for the building project. The District's Board of Directors will consider the appeal at its next Board of Directors meeting scheduled not less than seventy-two (72) hours from and after receipt of the written appeal.

Fee Refund Requests

Fee refunds may be considered for building projects that are cancelled prior to construction. Requests for a development fee refund shall be made in writing. The written request shall outline the facts and circumstances pertaining to the project and must include: Requestors name, mailing address, day-time telephone number, Assessors Parcel Number, Permit Number and fee amount for the building project. The District's Board of Directors will consider the appeal at its next Board of Directors meeting scheduled not less than two (2) weeks from and after receipt of the written request. A processing fee of 1% will be applied to all approved refunds. A check will be processed after the board approval.

Address for Appeals or Refund Requests

El Dorado Hills Fire Department
Office of the Fire Marshal
1050 Wilson Blvd.
El Dorado Hills, CA 95762