

City of Oakland's Target Impact Fees With Maximum Legal Impact Fees Tables

There are various economic feasibility, as well as policy, reasons as to why the City's Target Impact Fees are lower than the Maximum Legal Impact Fee. These were discussed in the previous January 26, 2016 Agenda Report (**Attachment A**) as well as the Economic Feasibility Attachments G and H to that report. (Note, once the Target Impact Fee amount is reached, the fee will, on an annual basis, automatically be adjusted for any increases due to inflation.)

Table 1: Transportation City's Target Impact Fee and Maximum Legal Impact Fee

| Land Use | City's Target Impact Fee | Maximum Legal Impact Fee |
|-----------------------|---------------------------------|---------------------------------|
| Residential | Per Housing Unit | Per Housing Unit |
| Single-Family | \$1,000 | \$17,754 |
| Townhome | \$1,000 | \$17,754 |
| Multi-Family | \$750 | \$12,428 |
| Nonresidential | Per Square Foot | Per Square Foot |
| Retail/Commercial | \$0.75 | \$12.61 |
| Hotel/Motel | \$0.65 | \$11.01 |
| Office | \$2.00 | \$14.56 |
| Institutional | \$3.00 | \$20.95 |
| Industrial | \$0.55 | \$ 9.41 |
| Warehouse | \$0.35 | \$ 5.50 |

Table 2: Capital Improvements City's Target Impact Fee and Maximum Legal Impact Fee

| Land Use | City's Target Impact Fee | Maximum Legal Impact Fee |
|-----------------------|---------------------------------|---------------------------------|
| Residential | Per Housing Unit | Per Housing Unit |
| Single-Family | \$4,000 | \$18,847 |
| Townhome | \$3,000 | \$18,847 |
| Multi-Family | \$1,250 | \$13,570 |
| Nonresidential | Per Square Foot | Per Square Foot |
| Retail/Commercial | \$0.50 | \$5.65 |
| Hotel/Motel | \$0.60 | \$2.45 |
| Office | \$2.00 | \$6.78 |
| Institutional | \$3.00 | \$3.39 |
| Industrial | \$1.00 | \$4.33 |
| Warehouse | \$1.00 | \$1.13 |

Table 3: Affordable Housing City's Target Impact Fee and Maximum Legal Impact Fee

| Land Use | City's Target Impact Fee | Maximum Legal Impact Fee |
|-----------------------------|---------------------------------|---------------------------------|
| Residential | Per Housing Unit | Per Housing Unit |
| Single-Family Urban | \$23,000 | \$34,833 |
| Single-Family Hills | \$23,000 | \$81,729 |
| Townhome Urban | \$20,000 | \$44,693 |
| Townhome Hills | \$20,000 | \$53,258 |
| Multi-Family Lower/Mid-Rise | \$22,000 | \$35,172 |
| Multi-Family Mid-Rise | \$22,000 | \$39,887 |
| Multi-Family High-Rise | \$22,000 | \$50,804 |