

**CITY OF CLOVIS
MASTER DEVELOPMENT FEE SCHEDULE 2024-2025**

Effective: August 12, 2024

Water Major Facilities		
Residential	(Units per Acre)	
Residential	2.0 or less	\$17,568 per unit
Residential	2.1 to 2.5	\$17,568 per unit
Residential	2.6 to 3.0	\$17,568 per unit
Residential	3.1 to 3.5	\$17,568 per unit
Residential	3.6 to 4.0	\$17,568 per unit
Residential	4.1 to 4.5	\$17,568 per unit
Residential	4.6 to 5.0	\$14,912 per unit
Residential	5.1 to 5.5	\$12,256 per unit
Residential	5.6 to 6.0	\$11,977 per unit
Residential	6.1 to 6.5	\$11,698 per unit
Residential	6.6 to 7.0	\$11,419 per unit
Residential	7.1 to 7.5	\$11,140 per unit
Residential	7.6 to 8.0	\$10,861 per unit
Residential	8.1 to 8.5	\$10,582 per unit
Residential	8.6 to 9.0	\$10,303 per unit
Residential	9.1 to 9.5	\$10,024 per unit
Residential	9.6 to 10.0	\$9,745 per unit
Residential	10.1 to 10.5	\$9,466 per unit
Residential	10.6 to 11.0	\$9,192 per unit
Residential	11.1 to 11.5	\$9,081 per unit
Residential	11.6 to 12.0	\$8,970 per unit
Residential	12.1 to 12.5	\$8,859 per unit
Residential	12.6 to 13.0	\$8,748 per unit
Residential	13.1 to 13.5	\$8,637 per unit
Residential	13.6 to 14.0	\$8,526 per unit
Residential	14.1 to 14.5	\$8,415 per unit
Residential	14.6 to 15.0	\$8,304 per unit
Residential	15.1 to 15.5	\$8,193 per unit
Residential	15.6 to 16.0	\$8,082 per unit
Residential	16.1 to 16.5	\$7,971 per unit
Residential	16.6 to 17.0	\$7,860 per unit
Residential	17.1 to 17.5	\$7,749 per unit
Residential	17.6 to 18.0	\$7,638 per unit
Residential	18.1 to 18.5	\$7,527 per unit
Residential	18.6 to 19.0	\$7,416 per unit
Residential	19.1 to 19.5	\$7,305 per unit
Residential	19.6 to 20.0	\$7,201 per unit
Commercial Retail		\$8.78 per bldg sf
Professional Office		\$8.78 per bldg sf
Industrial		\$2.36 per bldg sf
Schools		\$18,384 per gross acre
Public Facilities		\$4.77 per bldg sf
FMFCD Basins		Exempt per gross acre
Parks		Exempt
Assisted Living		\$8.33 per bldg sf

Water	
Water oversize	
All Areas except RT Ph 1,2	\$1,812 per gross acre
RT Park Phase 1, 2	\$196 per gross acre
Water front footage	
All Areas except RT Ph 1,2	\$29.50 per linear foot
RT Park Phase 1, 2	\$0.00
Non-Potable Water System	\$2,643 per gross acre

Water Service	
Water meter:	
3/4"	\$375 each
1"	\$468 each
1 1/2" (residential only)	\$794 each
2" (residential only)	\$1,012 each
1 1/2" (landscape)	\$1,019 each
2" (landscape)	\$1,163 each
3" (landscape)	\$1,637 each
4" (landscape)	\$2,717 each
6" (landscape)	\$4,910 each
1 1/2" (MFR & Non-res)	\$1,375 each
2" (MFR & Non-res)	\$1,561 each
3" (MFR & Non-res)	\$2,144 each
4" (MFR & Non-res)	\$3,360 each
6" (MFR & Non-res)	\$5,857 each
Transceiver Fee	\$183 each
Water service w/meter:	
3/4"	\$6,984 each
1"	\$7,078 each
1 1/2"	\$8,101 each
2"	\$8,795 each

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Sewer	
Sewer Major Facilities	
Single Family Residential	\$10,322 per unit
Multi-Family Residential	\$8,361 per unit
Commercial Retail	\$6.19 per bldg sf
Professional Office	\$5.27 per bldg sf
Industrial	\$2.89 per bldg sf
Assisted Living	\$10,322 per EDU
*Other	\$10,322 per EDU
Sewer oversize	
All Areas except RT Ph 1,2	\$1,200 per gross acre
RT Park Phase 1, 2	\$0
Sewer front footage	
All Areas except RT Ph 1,2	\$34.50 per linear foot
RT Park Phase 1, 2	\$0
Sewer house branch connection	
4" lateral	\$146.00 per linear foot
6" lateral	\$149.00 per linear foot

*Other includes hospitals, churches, hotels, motels, schools

Parks	
Park Acquisition and Development:	
All Residential	\$6,098 per unit
Retail	\$0.74 per bldg. sf.
Office	\$1.62 per bldg. sf.
Industrial	\$0.53 per bldg. sf.

Refuse	
Community sanitation fee	
Single family lot	\$548 per unit
Multi-family, non-residential	\$444 per unit

Neighborhood Park Deposit	
Neighborhood Park Deposit	
Street Area 4 (Loma Vista Specific Plan)	\$6,078 per unit

Admin., Public Facilities, Misc.	
Undergrounding administration fee	1.50% of UG fees
Street administration fee	1.50% of street fees
Administration fee	1.50% of fees
Fire Department Fee	
Growth Areas	\$2,235 per unit
Police Department Fee	
Growth Areas	\$1,569 per unit
Special Area Annexation Fee	\$0 per gross acre
Fire Transition Fee	\$1,209 per gross acre
Loma Vista Community Centers	
Master Plan Zone District Program Fee	\$1,591 per net acre
Library Facilities Impact Fee***	
Single family lot	\$819 per unit
Multi-family, assisted living/group homes	\$669 per unit

Utility Undergrounding (See Area Map on Page 7)	
Utility Undergrounding fee	
Underground Area 1	\$9,047 per gross acre
RT Park Phase 1, 2	\$3,012 per gross acre
Underground Area 2	\$0 per gross acre
Underground Area 3	\$8,619 per gross acre
Underground Area 4	\$8,425 per gross acre

CITY OF CLOVIS
MASTER DEVELOPMENT FEE SCHEDULE 2024-2025

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Street Fees

Area 1		Basis of Charge	Outside Travel Lane	Center Travel Lane	Traffic Signals	Bridges	Total
SFR - Rural (0 - 0.5)	per unit		\$8,582	\$2,221	\$926	\$84	\$11,813
SFR - Very Low Density (0.6 - 2)	per unit		\$8,582	\$2,221	\$925	\$84	\$11,812
SFR - Low Density (2.1 - 4)	per unit		\$8,582	\$2,221	\$926	\$84	\$11,813
SFR - Medium Density (4.1 - 7)	per unit		\$8,582	\$2,221	\$925	\$84	\$11,812
MFR - Medium High Density (7.1 - 15)	per unit		\$5,149	\$1,332	\$556	\$51	\$7,088
MFR - High (15.1 - 25)	per unit		\$5,149	\$1,332	\$556	\$51	\$7,088
MFR - Very High (25.1 - 43)	per unit		\$5,149	\$1,332	\$556	\$51	\$7,088
Retail	per 1000 bldg sf		\$13,543	\$3,505	\$1,460	\$131	\$18,639
Office, Public Facilities	per 1000 bldg sf		\$6,176	\$1,598	\$667	\$60	\$8,501
Industrial, Assisted Living	per 1000 bldg sf		\$1,662	\$430	\$179	\$14	\$2,285
Schools	per 1000 bldg sf		\$10,835	\$2,803	\$1,169	\$106	\$14,913
Churches	per 1000 bldg sf		\$6,176	\$1,598	\$667	\$60	\$8,501
Mini Storage	per gross acre		\$21,717	\$5,615	\$2,336	\$211	\$29,879

RT Park Phase 1, 2		Basis of Charge	Outside Travel Lane	Center Travel Lane	Traffic Signals	Bridges	Total
Industrial	per 1000 bldg sf		\$1,353	\$239	\$130	\$0	\$1,722
Office	per 1000 bldg sf		\$5,026	\$889	\$485	\$0	\$6,400

Area 2		Basis of Charge	Outside Travel Lane	Center Travel Lane	Traffic Signals	Bridges	Total
SFR - Rural (0 - 0.5)	per unit		\$412	\$0	\$105	\$0	\$517
SFR - Very Low Density (0.6 - 2)	per unit		\$412	\$0	\$106	\$0	\$518
SFR - Low Density (2.1 - 4)	per unit		\$412	\$0	\$106	\$0	\$518
SFR - Medium Density (4.1 - 7)	per unit		\$412	\$0	\$106	\$0	\$518
MFR - Medium High Density (7.1 - 15)	per unit		\$248	\$0	\$63	\$0	\$311
MFR - High (15.1 - 25)	per unit		\$248	\$0	\$63	\$0	\$311
MFR - Very High (25.1 - 43)	per unit		\$248	\$0	\$63	\$0	\$311
Retail	per 1000 bldg sf		\$649	\$0	\$166	\$0	\$815
Office, Public Facilities	per 1000 bldg sf		\$296	\$0	\$76	\$0	\$372
Industrial, Assisted Living	per 1000 bldg sf		\$79	\$0	\$21	\$0	\$100
Schools	per 1000 bldg sf		\$520	\$0	\$133	\$0	\$653
Churches	per 1000 bldg sf		\$296	\$0	\$76	\$0	\$372
Mini Storage	per gross acre		\$1,040	\$0	\$270	\$0	\$1,310

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Street Fees

Area 3						
	Basis of Charge	Outside Travel Lane	Center Travel Lane	Traffic Signals	Bridges	Total
SFR - Rural (0 - 0.5)	per unit	\$76	\$0	\$37	\$0	\$113
SFR - Very Low Density (0.6 - 2)	per unit	\$77	\$0	\$38	\$0	\$115
SFR - Low Density (2.1 - 4)	per unit	\$77	\$0	\$38	\$0	\$115
SFR - Medium Density (4.1 - 7)	per unit	\$77	\$0	\$38	\$0	\$115
MFR - Medium High Density (7.1 - 15)	per unit	\$47	\$0	\$23	\$0	\$70
MFR - High (15.1 - 25)	per unit	\$47	\$0	\$23	\$0	\$70
MFR - Very High (25.1 - 43)	per unit	\$47	\$0	\$23	\$0	\$70
Retail	per 1000 bldg sf	\$122	\$0	\$60	\$0	\$182
Office, Public Facilities	per 1000 bldg sf	\$55	\$0	\$27	\$0	\$82
Industrial, Assisted Living	per 1000 bldg sf	\$15	\$0	\$7	\$0	\$22
Schools	per 1000 bldg sf	\$99	\$0	\$48	\$0	\$147
Churches	per 1000 bldg sf	\$55	\$0	\$27	\$0	\$82
Mini Storage	per gross acre	\$200	\$0	\$100	\$0	\$300

Area 4						
	Basis of Charge	Outside Travel Lane	Center Travel Lane	Traffic Signals	Bridges	Total
SFR - Rural (0 - 0.5)	per unit	\$7,576	\$2,673	\$631	\$739	\$11,619
SFR - Very Low Density (0.6 - 2)	per unit	\$7,575	\$2,673	\$630	\$739	\$11,617
SFR - Low Density (2.1 - 4)	per unit	\$7,575	\$2,674	\$630	\$740	\$11,619
SFR - Medium Density (4.1 - 7)	per unit	\$7,575	\$2,673	\$630	\$740	\$11,618
MFR - Medium High Density (7.1 - 15)	per unit	\$4,545	\$1,604	\$378	\$444	\$6,971
MFR - High (15.1 - 25)	per unit	\$4,545	\$1,604	\$378	\$444	\$6,971
MFR - Very High (25.1 - 43)	per unit	\$4,545	\$1,604	\$378	\$444	\$6,971
Retail	per 1000 bldg sf	\$11,955	\$4,220	\$995	\$1,166	\$18,336
Office, Public Facilities	per 1000 bldg sf	\$5,452	\$1,925	\$453	\$532	\$8,362
Industrial, Assisted Living	per 1000 bldg sf	\$1,467	\$518	\$122	\$143	\$2,250
Schools	per 1000 bldg sf	\$9,564	\$3,375	\$796	\$934	\$14,669
Churches	per 1000 bldg sf	\$5,452	\$1,925	\$453	\$532	\$8,362
Mini Storage	per gross acre	\$19,170	\$6,770	\$1,591	\$1,872	\$29,403

Area 5						
	Basis of Charge	Outside Travel Lane	Center Travel Lane	Traffic Signals	Bridges	Total
SFR - Rural (0 - 0.5)	per unit	\$3,578	\$1,842	\$407	\$230	\$6,057
SFR - Very Low Density (0.6 - 2)	per unit	\$3,577	\$1,842	\$407	\$229	\$6,055
SFR - Low Density (2.1 - 4)	per unit	\$3,577	\$1,842	\$407	\$229	\$6,055
SFR - Medium Density (4.1 - 7)	per unit	\$3,577	\$1,842	\$406	\$229	\$6,054
MFR - Medium High Density (7.1 - 15)	per unit	\$2,146	\$1,105	\$244	\$138	\$3,633
MFR - High (15.1 - 25)	per unit	\$2,146	\$1,105	\$244	\$138	\$3,633
MFR - Very High (25.1 - 43)	per unit	\$2,146	\$1,105	\$244	\$138	\$3,633
Retail	per 1000 bldg sf	\$5,646	\$2,907	\$642	\$363	\$9,558
Office, Public Facilities	per 1000 bldg sf	\$2,574	\$1,326	\$293	\$166	\$4,359
Industrial	per 1000 bldg sf	\$693	\$356	\$79	\$44	\$1,172
Schools	per 1000 bldg sf	\$4,517	\$2,325	\$514	\$291	\$7,647
Churches	per 1000 bldg sf	\$2,574	\$1,326	\$293	\$166	\$4,359
Mini Storage	per gross acre	\$9,050	\$4,659	\$1,027	\$577	\$15,313

**CITY OF CLOVIS
MASTER DEVELOPMENT FEE SCHEDULE 2024-2025**

Effective: August 12, 2024

Sewer Oversize/Overdepth Reimbursement Rates	
Sewer oversize mains	
10"	\$9.96 per linear foot
12"	\$24.82 per linear foot
15"	\$57.51 per linear foot
18"	\$97.90 per linear foot
21"	\$134.95 per linear foot
Sewer overdepth mains:	
<u>8' to 12' in depth</u>	
8" main	\$10.50 per linear foot
10" main	\$13.30 per linear foot
12" main	\$13.09 per linear foot
15" main	\$17.82 per linear foot
18" main	\$20.46 per linear foot
21" main	\$24.45 per linear foot
<u>12' to 16' in depth</u>	
8" main	\$22.72 per linear foot
10" main	\$25.42 per linear foot
12" main	\$25.52 per linear foot
15" main	\$33.39 per linear foot
18" main	\$48.63 per linear foot
21" main	\$50.94 per linear foot
<u>Greater than 16' in depth</u>	
8" main	\$29.94 per linear foot
10" main	\$33.06 per linear foot
12" main	\$33.39 per linear foot
15" main	\$49.60 per linear foot
18" main	\$60.53 per linear foot
21" main	\$66.94 per linear foot

Water Oversize Reimbursement Rates	
Water oversize mains:	
12" main	\$19.45 per linear foot
14" main	\$35.11 per linear foot
16" main	\$59.02 per linear foot
18" main	\$76.92 per linear foot
20" main	\$96.09 per linear foot
24" main	\$139.59 per linear foot
Water oversize valves:	
12" valve	\$1,145 each
14" valve	\$1,542 each
16" valve	\$2,081 each
18" valve	\$2,493 each
20" valve	\$3,799 each
24" valve	\$5,772 each

WATER SUPPLY FEE

FY 2024-25

Land Use	Water Supply Fee *Outside FID (\$/gross acre)	Water Supply Fee Inside FID (\$/gross acre)
Residential (1 DU/2 AC)	16,100	11,320
Residential (0.6 – 2.0 DU/AC)	16,100	11,320
Residential (2.1 – 4.0 DU/AC)	13,880	9,100
Residential (4.1 – 7.0 DU/AC)	12,210	7,440
Residential (7.1 – 15.0 DU/AC)	18,320	13,540
Residential (15.1 – 25.0 DU/AC)	26,090	21,310
Residential (25.1 – 43.0 DU/AC)	40,520	35,740
Mixed Use Village	27,750	22,980
Mixed Use/Business Campus	27,750	22,980
Office	14,990	10,210
Industrial	5,550	780
Neighborhood Commercial	16,100	11,320
General Commercial	16,100	11,320
Open Space	8,330	3,550
Public Facilities	7,770	3,000
Parks	16,650	11,880
Schools	15,540	10,770