

**City of Garden Grove  
Development Impact Fee Annual Report  
Fiscal Year 2021-2022**

The following is a report, which was prepared to comply with California Government Code Section 66006. This section requires an annual disclosure and review of collected development impact fees and expenditures. This review is prepared in compliance with the requirements of the code, and it was prepared with the assistance of the Public Works Department and Finance Department.

Government Code Section 66006(b) requires that within 180 days after the last day of the fiscal year the city shall make available the following information for that given year:

- A. A brief description of the type of fee, included as Section 1.0.
  
- B. The amount of the fee, included as Section 2.0.
  
- C. The beginning and ending balances of the fund and fees collected and the interest earned, included as Section 3.0.
  
- D. An identification of each public improvement on which the fees were expended and the amount of the expenditure on each improvement, including the total percentage of the cost of the public improvement that was funded with fees. This is included as Section 4.0.
  
- E. An identification of an approximate date by which the construction of the public improvement will commence if the local agency determines that sufficient funds have been collected to complete financing of an incomplete public improvement, as identified in paragraph (2) of subdivision (a) of Section 66001, and if the public improvement remains incomplete. This is included as Section 5.0.
  
- F. A description of each inter-fund transfer or loan made from the account or fund including the public improvement on which the transferred or loaned fees will be expended, and the rate of an inter-fund loan, the date on which the loan will be repaid, and the rate of interest that the account or fund will receive on the loan. No transfers or loans were required or made.
  
- G. The amount of refunds made pursuant to subdivision (e) of Section 66001 and any allocations pursuant to subdivision (f) of Section 66001. No refunds were required or made.

## **Section 1.0. A Brief Description of the Type of Fee in the Account or Fund**

### Drainage Facilities Fee

As city lands are developed, hard surface areas (concrete/paving) increase and directly affect flooding citywide. A drainage fee is charged to fund local drainage improvements that are required to reduce the cumulative impact of increased runoff in the city.

### Transportation Facilities Fee

Development increases the motorist population citywide and the cumulative increase requires constant improvements to meet the demands of the public. The Transportation Facilities Fee is charged to fund projects that relieve traffic congestion either in a specific location or citywide.

### Water Assessment Fees

The fees reflect the cumulative impact of development on the water infrastructure. Water assessment fees are charged per (1) frontage and (2) acreage. The reasoning is that a property with a large frontage will benefit from additional street exposure, including landscaping and will place a greater burden on the water system as opposed to a similar sized parcel with a smaller sized frontage. The fee for acreage is to account for the increased demand placed on the water system by larger properties in general. Together, these fees fund capital projects that are required in order to meet the water needs of an increased population and to upgrade an aging infrastructure.

### Parkway Tree Fee

City parkway trees are located throughout the city. The maintenance and care of the city's urban forest is an ongoing task that involves trimming, planting, removal, sucker removal, installation of root barriers, staking, etc. Additionally, hardscape items, such as curb, gutter, and sidewalk, need removal and replacement due to tree root damage. New development often removes mature trees as part of their project. This fee is collected to pay for the capital improvement costs associated with maintaining the city's parkway trees and adjacent hardscape. In this manner, the city's urban forest is maintained at a service level that is consistent with the public's expectations.

### In Lieu of Parkland Dedication Fee (Quimby Park Fee)

The Quimby Act authorizes the City to require the dedication of parkland or to impose fees for park or recreational purposes as a condition of the approval of a tentative or parcel subdivision map. These fees are used for the purpose of developing new or rehabilitating existing neighborhood or community parks or recreation facilities. This fee is only applied to Subdivision Projects.

### Mitigation Act Park Fee (Citywide Park Fee)

The City charges a Citywide Park Fee applicable to residential developments consisting of non-subdivisions. Consequently, residential developments not subject to the Quimby Park Fee (above) shall be required to remit a park fee as established by City Council for the purposes of providing citywide parks and recreational facilities.

### General Plan and Cultural Arts Fee

California State law requires that every jurisdiction adopt a General Plan. Without a valid General Plan, the City can be legally restricted from making land use changes and approving new development projects. The General Plan fee is established as an impact fee to proportionally pay for the cost of the General Plan Element updates which occur every 10-20 years and include direct consultant contractual costs. The Cultural Arts fee is intended to support a variety of cultural influences including public art and improving the community image through physical form.

In Lieu Of Undergrounding Fee

This fee is collected in lieu of required utility undergrounding at the request of the developer. The fee will be used to underground overhead utility lines in conjunction with the City's Rule 20A program funded through Southern California Edison. This will maximize the city's resources and deliver a more cost effective project.

## Section 2.0. Fee Amounts

### Drainage Facilities Fee Schedule

Land Use	Fees
Single Family (Sq.Ft.)	\$ 0.27
Multi Family (Sq.Ft.)	\$ 0.18
Commercial (Sq.Ft.)	\$ 0.42
Office (Sq.Ft.)	\$ 0.50
Industrial (Sq.Ft.)	\$ 0.47

### Transportation Facilities Fee Schedule

Land Use	Fees
Single Family (Dwelling Unit)	\$ 1,600
Multi Family (Dwelling Unit)	\$ 990
Hotel/Motel (Room)	\$ 919
Industrial (Sq.Ft.)	\$ 0.57
Retail (Sq.Ft.)	\$ 3.66
Office (Sq.Ft.)	\$ 2.61
Cost Per Trip Fee*	\$ 1,407

\*'Per Trip Fee' will be applied to land use project categories not listed in this schedule. Additional trip calculations will use the latest Institute of Transportation Engineers Trip Generation Manual.

### Park Facilities Fee Schedule

#### Quimby Fee - Subdivisions / Neighborhood Parks

Land Use	Fees
Single Family (Dwelling Unit)	\$ 11,794
Multi Family (Dwelling Unit)	\$ 9,804

#### Mitigation Fee - Non-Subdivisions / Citywide Parks

Land Use	Fees
Single Family (Dwelling Unit)	\$ 6,061
Multi Family (Dwelling Unit)	\$ 5,038

### Water Assessment Fees

Cost is determined by adding the acreage and frontage charges:

Acreage charge; \$950 per acre.

Frontage charge; \$8 per linear foot for an arterial street or \$4.50 per linear foot for a residential street

### Parkway Tree Fee

Cost = \$2.50 per linear foot of frontage.

### General Plan and Cultural Arts Fee

\$2.00 plus \$1.75/\$1,000.00 or fraction thereof of valuation as determined by the Building Official.

### In Lieu Undergrounding Fee

This fee is equal to the Southern California Edison cost estimate to underground the required poles for the project.

### Section 3.0. Fund Balances, Interest Earned, and Fees Collected

The beginning balance is as of July 1, 2021, and the ending balance is as of June 30, 2022. Fees were collected and interest was earned between those dates.

Drainage Facilities Fee		Transportation Facilities Fee	
Beginning Balance:	\$128,954.08	Beginning Balance:	\$2,607,539.21
Fees Collected:	\$130,117.74	Fees Collected:	\$ 468,116.92
Interest Earned:	\$ 1,719.14	Interest Earned:	\$ 22,144.49
Fees Expended:	\$144,123.35	Fees Expended:	\$ 516,863.53
Ending Balance:	\$116,667.61	Ending Balance:	\$2,580,937.09

Quimby Park Fee		Citywide Park Fee	
Beginning Balance:	\$2,190,702.06	Beginning Balance:	\$3,198,684.21
Fees Collected:	\$ 12,282.53	Fees Collected:	\$2,831,791.74
Interest Earned:	\$ 16,417.07	Interest Earned:	\$ 33,523.26
Fees Expended:	\$ 18,905.67	Fees Expended:	\$ 605,756.35
Ending Balance:	\$2,200,495.99	Ending Balance:	\$5,458,242.86

Water Assessment Fee (Acreage)		Water Assessment Fee (Frontage)	
Beginning Balance:	\$0	Beginning Balance:	\$0
Fees Collected:	\$1,358.06	Fees Collected:	\$1,697.23
Interest Earned:	\$0	Interest Earned:	\$0
Fees Expended:	\$1,358.06	Fees Expended:	\$1,697.23
Ending Balance:	\$0	Ending Balance:	\$0

Parkway Tree Fee		Cultural Arts Fee	
Beginning Balance:	\$0	Beginning Balance:	\$522,465.09
Fees Collected:	\$49,023.72	Fees Collected:	\$ 95,582.92
Interest Earned:	\$0	Interest Earned:	\$ 4,437.70
Fees Expended:	\$49,023.72	Fees Expended:	\$ 26,337.77
Ending Balance:	\$0	Ending Balance:	\$596,147.94

General Plan Fee		In Lieu of Undergrounding Fee	
Beginning Balance:	\$428,622.00	Beginning Balance:	\$0
Fees Collected:	\$116,446.00	Fees Collected:	\$50,196.75
Interest Earned:	N/A	Interest Earned:	\$14,418.38
Fees Expended:	\$0	Fees Expended:	\$0
Ending Balance:	\$545,068.00	Ending Balance:	\$64,615.13

## Section 4.0. List of Public Improvements Funded by Each Fee

An identification of each public improvement on which the fees were expended and the amount of the expenditure on each improvement, including the total percentage of the cost of the public improvement that was funded with fees.

### Drainage Facilities Fee

Project	Fee Spent	Total Annual Project Cost	Percentage of Annual Project Cost Funded by Fee
Acacia Storm Drain	\$144,123.35	\$5,462,655	2%
<b>Total</b>	<b>\$144,123.35</b>	<b>\$5,462,655</b>	<b>N/A</b>

### Water Assessment Fees

Project	Fee Spent	Total Annual Project Cost	Percentage of Annual Project Cost Funded by Fee
Capital Replacement (Lines, meters, hydrants, laterals, gate valves, and capital outlays)	\$3,055.29	\$6,204,068 <i>City's total water appurtenance expenditures for FY21/22)</i>	.04%
<b>Total</b>	<b>\$3,055.29</b>	<b>\$6,204,068</b>	<b>N/A</b>

### Parkway Tree Fee

Project	Fee Spent	Total Annual Project Cost	Percentage of Annual Project Cost Funded by Fee
Parkway Tree Capital Improvements at Locations Citywide	\$49,023.72	\$1,049,804 <i>City's total parkway tree capital costs for FY21/22)</i>	5%
<b>Total</b>	<b>\$49,023.72</b>	<b>\$1,049,804</b>	<b>N/A</b>

### Quimby Park Fee

Project	Fee Spent	Total Annual Project Cost	Percentage of Annual Project Cost Funded by Fee
CP1181000- CIP – Various Parks Improvements	\$14,400	\$445,400	3%
CP1116000- Lightpole Replacement Park Improvements	\$4,505.67	\$100,000	4%
<b>Total</b>	<b>\$18,905.67</b>	<b>\$545,400</b>	<b>N/A</b>

## Cultural Arts Fees

Project	Fee Spent	Total Annual Project Cost	Percentage of Annual Project Cost Funded by Fee
Public Arts Fund & Community Events	\$26,337.77	\$26,337.77	100%
<b>Total</b>	<b>\$26,337.77</b>	<b>\$26,337.77</b>	<b>N/A</b>

## Transportation Facilities Fee

Project	Fee Spent	Total Annual Project Cost	Percentage of Annual Project Cost Funded by Fee
Local Road Safety Plan	\$5,921.70	\$59,217.00	
Euclid/Westminster Intersection Improvement	\$5,058.39	\$1,115,449	.5%
2021 Traffic Signal Modifications	\$286,317.25	\$1,278,325	22%
Amber Alert Sign Repair	\$170,305.98	\$170,305.98	100%
Citywide Speed Survey	\$48,425.00	\$48,425.00	100%
Other Minor Capital Exp.	\$835.21	\$0	N/A
<b>Total</b>	<b>\$516,863.53</b>	<b>\$2,671,721.98</b>	<b>N/A</b>

## Citywide Park Fees

Project	Fee Spent	Total Annual Project Cost	Percentage of Annual Project Cost Funded by Fee
Garden Grove Park Project	\$574,745.75	\$902,746	63%
Parks and Facilities Park Plan Park Improvements	\$9,542.50	\$9,542.50	100%
Other Misc. Capital Project Expenditures	\$21,468.10	\$0	N/A
<b>Total</b>	<b>\$605,756.35</b>	<b>\$912,288.50</b>	<b>N/A</b>

## General Plan Fee

Project	Fee Spent	Total Annual Project Cost	Percentage of Annual Project Cost Funded by Fee
Safety Element Update EV Justice Element Update Housing Element Update	\$0 ** funded by Planning Grants	\$675,000.00	0% ** funded by Planning Grants

## In-Lieu of Undergrounding Fees

No expenditures were incurred in Fiscal Year 2021-22.

## Section 5.0. List of Approximate Construction Dates for Public Improvements

An identification of an approximate date by which the construction of the public improvement will commence if the local agency determines that sufficient funds have been collected to complete financing of an incomplete public improvement, as identified in paragraph (2) of subdivision (a) of Section 66001.

### Drainage Facilities Fee

Project	Start Date	Completion Date
Acacia Neighborhood Street Improvements	April 2023	Fall 2023

### Transportation Facilities Fee

Project	Start Date	Completion Date
Valley View Traffic Signal Synchronization Project	TBD	TBD
Garden Grove Boulevard & Galway Street Traffic Signal Modification	July 2023	May 2024
Euclid Street and Lampson Avenue Traffic Signal Modification	July 2023	May 2024
Magnolia Street and Lampson Avenue Traffic Signal Modification	July 2023	May 2024
Brookhurst Street and Hazard Avenue Traffic Signal Modification	July 2023	May 2024
Lampson Avenue and Western Street Traffic Signal Modification	July 2023	May 2024
Garden Grove Boulevard and Nelson Street Traffic Signal Modification	July 2023	May 2024
Garden Grove Boulevard and Newland Street Traffic Signal Modification	July 2023	May 2024

### Water Assessment Fees

Project	Start Date	Completion Date
Citywide Capital Replacement (includes lines, meters, and valves)	Ongoing	Ongoing

### Parkway Tree Fee

Project	Start Date	Completion Date
Tree-Related Capital Improvements	Ongoing	Ongoing

### Community & Economic Development – General Plan Fee

Project	Start Date	Completion Date
General Plan Update (2033)	2023 (ongoing collection of fee)	2033 (estimated cost is \$2 million)



## Community Services - Quimby Park Fee & Citywide Park Fee

Project	Start Date	Completion Date
Park Pools Equipment Improvements	Ongoing	Ongoing
Master Plan Improvements	Ongoing	Ongoing
Picnic Shelters	Ongoing	Ongoing
Amphitheater Improvements	TBD	TBD
ADA Restroom Improvements	Ongoing	Ongoing
Lightpole Replacement	Ongoing	Ongoing
Garden Grove Park Improvements	March 2021	April 2023
Magnolia Park Improvements	September 2022	December 2023
Civic Center Park Improvements	October 2022	June 2023
Woodbury Park Improvements	September 2022	TBD

## Cultural Art Fees

Project	Start Date	Completion Date
Cultural Art Projects & Community Events	TBD	TBD

## In Lieu of Undergrounding Fee

Project	Start Date	Completion Date
Projects to be identified once enough funding is secured	TBD	TBD