

**CITY OF SAN MATEO
RESOLUTION NO. _____(2020)**

**ACCEPTING THE ANNUAL REPORT ON RECEIPT AND USE OF DEVELOPMENT IMPACT FEES, IN-LIEU FEES,
AND LINKAGE FEES FOR THE YEAR ENDED JUNE 30, 2020 AND MAKING FINDINGS REGARDING
DEVELOPMENT IMPACT FEES COLLECTED BUT NOT EXPENDED**

WHEREAS, Government Code Sections 66000 et seq., commonly known as the Mitigation Fee Act, regulate the imposition, collections, expenditure, and reporting of development impact fees; and

WHEREAS, Government Code Section 66001 requires that certain information be made available to the public regarding development impact fees on an annual basis; and

WHEREAS, Government Code Section 66001 requires the City Council to make findings describing the continuing need for impact fees every five years specifying the intended use of any unexpended impact fees; and

WHEREAS, the City of San Mateo assesses four development impact fees – Wastewater Treatment Plant Phase II Expansion Fee, Transportation Improvement Fee, South Trunk Area Sewer Improvement Fee, and Park Impact Fee; and

WHEREAS, the City of San Mateo also collects in-lieu fees and linkage fees; and

WHEREAS, even though a court has not yet ruled that linkage fees are subject to the state Mitigation Fee reporting requirements, the City of San Mateo adheres to those requirements for linkage fees in addition to development impact fees;

WHEREAS, the City Council of the City of San Mateo has read and considered the Development Impact Fees, In-Lieu Fees, and Linkage Fees Annual Report for the Year Ended June 30, 2020, and all accompanying attachments; and

WHEREAS, acceptance of this report is an administrative activity that will not impact the environment and is therefore exempt from CEQA review in accordance with CEQA Guidelines section 15378(b)(5).

NOW, THEREFORE, THE CITY COUNCIL OF THE CITY OF SAN MATEO, CALIFORNIA,
FINDS AND RESOLVES, that:

1. The City Council accepts the Development Impact Fees, In-Lieu Fees, and Linkage Fees Annual Report (Report) for the Year Ended June 30, 2020, with attachments, and a copy is on file in the City Clerk's Office.
2. Based on the Report and the schedule for expenditure of improvements attached as Exhibit A to this resolution, the City Council makes the following findings with regard to the development impact fees and linkage fees collected but not expended in Fiscal Year 2019-2020 and listed below:
 - a. Wastewater Treatment Plant Phase II Expansion Fee:
 - (1) This fee is used to build wastewater treatment plant infrastructure that is necessary to serve new development.

- (2) There is a reasonable relationship between the fee and its purpose, because the amount of the fee is determined based on the anticipated amount of wastewater that will be generated by new development.
- (3) The sources and amounts of funding anticipated to complete the financing of the incomplete public improvements are shown in Exhibit A.
- (4) The approximate dates on which the necessary funding is expected to be deposited are shown in Exhibit A.

b. Transportation Improvement Fee

- (1) This fee is used to build transportation infrastructure that is necessary to serve new development.
- (2) There is a reasonable relationship between the fee and its purpose, because the amount of the fee is determined based on the anticipated amount of traffic that will be generated by new development.
- (3) The sources and amounts of funding anticipated to complete the financing of the incomplete public improvements are shown in Exhibit A.
- (4) The approximate dates on which the necessary funding is expected to be deposited are shown in Exhibit A.

c. South Trunk Area Sewer Improvement Fee

- (1) This fee is used to build sewer infrastructure that is necessary to serve new development.
- (2) There is a reasonable relationship between the fee and its purpose, because the amount of the fee is determined based on the anticipated amount of sewage that will be generated by new development.
- (3) The sources and amounts of funding anticipated to complete the financing of the incomplete public improvements are shown in Exhibit A.
- (4) The approximate dates on which the necessary funding is expected to be deposited are shown in Exhibit A.

d. Park Impact Fee

- (1) This fee is used to develop parkland and parkland improvements that are necessary to serve new development.
- (2) There is a reasonable relationship between the fee and its purpose, because the amount of the fee is determined based on the need for parkland and parkland improvements that will be generated by new development.
- (3) The sources and amounts of funding anticipated to complete the planned projects are shown in Exhibit A.
- (4) The approximate dates on which the necessary funding is expected to be deposited are shown in Exhibit A.

e. Child Care Development Fee

- (1) This fee will be used to support child care facilities that are necessary in order to serve new development.
- (2) There is a reasonable relationship between the fee and its purpose, because the amount of the fee is determined based upon the anticipated need for child care that will

be generated by new commercial development.

(3) The sources and amounts of funding expected to complete the anticipated projects are shown in Exhibit A.

(4) The approximate dates on which the necessary funding is expected to be deposited are shown in Exhibit A.

f. Affordable Housing Commercial Linkage Fee

(1) This fee will be used to support affordable housing that are necessary in order to serve new development.

(2) There is a reasonable relationship between the fee and its purpose, because the amount of the fee is determined based upon the anticipated need for affordable housing that will be generated by new commercial development.

(3) The sources and amounts of funding expected to complete the anticipated projects are shown in Exhibit A.

(4) The approximate dates on which the necessary funding is expected to be deposited are shown in Exhibit A.

Exhibit A

City of San Mateo

Public Improvement Project Expenditures Related to the Mitigation Fee Act and Quimby Act

Five-Year Plan

Projects *	Funding Source	Anticipated Expenditure Timeframe					Total
		2020-21	2021-22	2022-23	2023-24	2024-25	
460037 El Camino at Highway 92 Landscape Improvements	Transportation Improvement Fee	\$ 300,000	\$ -	\$ -	\$ -	\$ -	\$ 300,000
466600 Citywide Traffic Calming	Transportation Improvement Fee	\$ 150,000	\$ 150,000	\$ 150,000	\$ 150,000	\$ 150,000	\$ 750,000
466601 Traffic Model Update	Transportation Improvement Fee	\$ -	\$ -	\$ 200,000	\$ -		\$ 200,000
46R008 Railroad Avenue Wall Enhancement	Transportation Improvement Fee	\$ 1,100,000	\$ -	\$ -	\$ -	\$ -	\$ 1,100,000
46S003 Basins 2 and 3 Collection System Improvements	South Trunk Area Sewer Improvement Fee	\$ 100,000	\$ 100,000	\$ 100,000	\$ 100,000	\$ -	\$ 400,000
610012 Laurelwood and Sugarloaf Open Space	Park Impact / In-Lieu Fee	\$ 10,000	\$ -	\$ -	\$ -	\$ -	\$ 10,000
610017 Citywide Park Play Area Upgrade	Park Impact / In-Lieu Fee	\$ 1,225,000	\$ 3,400,000	\$ 500,000	\$ 1,500,000	\$ 500,000	\$ 7,125,000
610027 Central Park	Park Impact / In-Lieu Fee	\$ 1,900,000	\$ 1,000,000	\$ 1,000,000	\$ -	\$ -	\$ 3,900,000
461007 New Downtown Parking Garage	Parking In-Lieu Fee	\$ -	\$ -	\$ -	\$ 1,000,000	\$ -	\$ 1,000,000
310330 Art in Public Places	Art in Public Places Fee	\$ 27,000	\$ -	\$ -	\$ -	\$ -	\$ 27,000
610008 Tree Planting - Parks Division	Tree Replacement Fee	\$ 200,000	\$ 200,000	\$ 100,000	\$ 100,000	\$ 100,000	\$ 700,000
310416 Housing Land Purchase New	Affordable Housing Commercial Linkage Fee	\$ 3,960,000	\$ -	\$ -	\$ -	\$ -	\$ 3,960,000

* Specific details on each of these projects can be found in the five-year capital improvement program section in the City's 2020-21 Budget, which is adopted by City Council on June 15, 2020.