

Planning Division Development Fee Program (Effective July 1, 2025)				
Fee Program	Zone	Single-Family Dwelling	Multi-Family Dwelling	Commercial /Non Residential
San Joaquin Hills Transportation Corridor Fee (SJHTC)*	A	\$6,722/unit	\$3,915/unit	\$9.01/ sq. ft.
Moulton Parkway/Laguna Niguel Fee (MP/LN)	MP	\$740/unit	\$433/unit	\$1.47/ sq. ft.
	LN	\$405/unit	\$233/unit	\$1.74/ sq. ft.
Coastal Area Road Improvement and Traffic Signals Fee (CARITS)	2A/2B	\$2,121/unit	\$1,266/unit	\$2.48/ sq. ft.
	2D	\$3,595/unit	\$2,877/unit	\$3.24/ sq. ft.
Salt Creek Corridor (12764 new & 2 nd units, 12765 2 nd units)		\$50/unit	\$50/unit	N/A
Park-in Lieu Fees	Pursuant to Sections 9-1-522 and 9-1-523 of the Local Park Code, the dollar amount of the Park-In-Lieu Fee is computed by multiplying the number of proposed dwelling units in a development project by the park land acres per dwelling unit as shown in the table below and then by multiplying the resultant acreage amount by the residential land value of the land being developed, per acre.			
	Dwelling Units/AC		Park Land AC per Dwelling Unit	2025 Value per Acre
	Up to 6.5		0.0096	\$1,438,210
	6.6 or 15.5		0.0078	\$2,008,816
	15.6 to 25.5		0.006	\$2,439,277
	25.6 and up		0.0056	\$2,869,738

Notes:

* Payment of the transportation corridor fee shall be made by separate check payable to "San Joaquin Hills Transportation Corridor Agency".