

Table 24: 2024 Update TIF and Current 2023 Schedules

	Fee Basis	EDU Rate	Zone A	Zone B	Zone C
2024 Update					
Residential	<i>Cost per EDU >></i>		12,331	31,297	36,781
SFD Not Age Restricted ¹					
Less than 1,000 SqFt	Dwelling Unit	0.82	10,111	25,664	30,161
1,000 to 1,499 SqFt	Dwelling Unit	0.89	10,975	27,854	32,735
1,500 to 1,999 SqFt	Dwelling Unit	0.95	11,715	29,732	34,942
2,000 to 2,999 SqFt	Dwelling Unit	1.00	12,331	31,297	36,781
3,000 to 3,999 SqFt	Dwelling Unit	1.06	13,071	33,174	38,988
4,000 SqFt or more	Dwelling Unit	1.10	13,564	34,426	40,459
MFD Not Age Restricted	Dwelling Unit	0.57	7,028	17,839	20,965
SFD Age Restricted	Dwelling Unit	0.30	NA	9,389	11,035
MFD Age Restricted	Dwelling Unit	0.26	NA	8,137	9,563
Nonresidential	<i>Cost per EDU >></i>		1,459	6,116	8,083
General Commercial	Bldg. Sq. Ft.	1.55	2.26	9.48	12.53
Hotel/Motel/B&B	Room	0.28	408	1,713	2,263
Church	Bldg. Sq. Ft.	0.25	0.36	1.53	2.02
Office/Medical	Bldg. Sq. Ft.	1.28	1.87	7.82	10.33
Industrial/Warehouse	Bldg. Sq. Ft.	0.51	0.74	3.12	4.12
Current 2023 TIF					
Residential	<i>Cost per EDU >></i>		12,333	29,790	35,509
SFD Not Age Restricted ¹					
Less than 1,000 SqFt	Dwelling Unit	0.82	10,113	24,428	29,117
1,000 to 1,499 SqFt	Dwelling Unit	0.89	10,976	26,513	31,603
1,500 to 1,999 SqFt	Dwelling Unit	0.95	11,716	28,301	33,733
2,000 to 2,999 SqFt	Dwelling Unit	1.00	12,333	29,790	35,509
3,000 to 3,999 SqFt	Dwelling Unit	1.06	13,073	31,578	37,640
4,000 SqFt or more	Dwelling Unit	1.10	13,567	32,769	39,060
MFD Not Age Restricted	Dwelling Unit	0.62	7,029	16,981	20,240
SFD Age Restricted	Dwelling Unit	0.27	NA	8,937	10,653
MFD Age Restricted	Dwelling Unit	0.25	NA	7,746	9,232
Nonresidential	<i>Cost per EDU >></i>		1,352	5,825	7,817
General Commercial	Bldg. Sq. Ft.	1.55	2.09	9.03	12.12
Hotel/Motel/B&B	Room	0.28	378	1,631	2,189
Church	Bldg. Sq. Ft.	0.25	0.34	1.45	1.95
Office/Medical	Bldg. Sq. Ft.	1.28	1.72	7.44	9.99
Industrial/Warehouse	Bldg. Sq. Ft.	0.51	0.69	2.97	3.99
<p>¹ The 2020 update added multiple single family dwelling fee categories based on dwelling size (not age restricted). The single family not age restricted fee for the 2020 update shown in this table is for a 2,000 to 2,999 square foot dwelling and provides the best comparison with the current fee.</p> <p>Sources: County of El Dorado (for existing fee schedule); Tables 3 and 22.</p>					

Table 25: Difference Between 2024 Update TIF and Current 2023 TIF

	Fee Basis	Zone A	Zone B	Zone C
Difference - Amount				
Residential	<i>Cost per EDU >></i>	(2)	1,507	1,272
SFD Not Age Restricted ¹				
Less than 1,000 SqFt	Dwelling Unit	(2)	1,236	1,044
1,000 to 1,499 SqFt	Dwelling Unit	(1)	1,341	1,132
1,500 to 1,999 SqFt	Dwelling Unit	(1)	1,431	1,209
2,000 to 2,999 SqFt	Dwelling Unit	(2)	1,507	1,272
3,000 to 3,999 SqFt	Dwelling Unit	(2)	1,596	1,348
4,000 SqFt or more	Dwelling Unit	(3)	1,657	1,399
MFD Not Age Restricted	Dwelling Unit	(1)	858	725
SFD Age Restricted	Dwelling Unit	N/A	452	382
MFD Age Restricted	Dwelling Unit	N/A	391	331
Nonresidential	<i>Cost per EDU >></i>	107	291	266
General Commercial	Bldg. Sq. Ft.	0.17	0.45	0.41
Hotel/Motel/B&B	Room	30	82	74
Church	Bldg. Sq. Ft.	0.02	0.08	0.07
Office/Medical	Bldg. Sq. Ft.	0.15	0.38	0.34
Industrial/Warehouse	Bldg. Sq. Ft.	0.05	0.15	0.13
Difference - Percent				
Residential	<i>Cost per EDU >></i>	(0.0%)	5.1%	3.6%
SFD Not Age Restricted ¹				
Less than 1,000 SqFt	Dwelling Unit	(0.0%)	5.1%	3.6%
1,000 to 1,499 SqFt	Dwelling Unit	(0.0%)	5.1%	3.6%
1,500 to 1,999 SqFt	Dwelling Unit	(0.0%)	5.1%	3.6%
2,000 to 2,999 SqFt	Dwelling Unit	(0.0%)	5.1%	3.6%
3,000 to 3,999 SqFt	Dwelling Unit	(0.0%)	5.1%	3.6%
4,000 SqFt or more	Dwelling Unit	(0.0%)	5.1%	3.6%
MFD Not Age Restricted	Dwelling Unit	(0.0%)	5.1%	3.6%
SFD Age Restricted	Dwelling Unit	N/A	5.1%	3.6%
MFD Age Restricted	Dwelling Unit	N/A	5.0%	3.6%
Nonresidential	<i>Cost per EDU >></i>	7.9%	5.0%	3.4%
General Commercial	Bldg. Sq. Ft.	8.1%	5.0%	3.4%
Hotel/Motel/B&B	Room	7.9%	5.0%	3.4%
Church	Bldg. Sq. Ft.	5.9%	5.5%	3.6%
Office/Medical	Bldg. Sq. Ft.	8.7%	5.1%	3.4%
Industrial/Warehouse	Bldg. Sq. Ft.	7.2%	5.1%	3.3%
<p>¹ The 2020 update added multiple single family dwelling fee categories based on dwelling size (not age restricted). The single family not age restricted fee for the 2020 update shown in this table is for a 2,000 to 2,999 square foot dwelling and provides the best comparison with the current fee.</p> <p>Sources: Table 24.</p>				