

# City of Modesto Capital Facilities Fees Annual Report Fiscal Year 2020-21

Prepared By:

Community & Economic Development  
Infrastructure Financing Program

December 2021



**CITY OF MODESTO  
CAPITAL FACILITIES FEES ANNUAL REPORT  
FISCAL YEAR 2020-21**

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## LEGAL REQUIREMENTS

### A. What Are Impact Fees?

California Government Code §66000 allows a local jurisdiction to establish an impact fee to mitigate the impacts of new development. These fees may be used for the purchase, construction, expansion, rehabilitation, or acquisition of public facilities, and must be consistent with the adopted fee program, which is updated every five years.

New development increases the demand for health and safety service provided by a city, affects the quality of the community's infrastructure, and increases the need for public facilities. Typically, impact fees are paid to a city at the time a building permit is issued and assist in paying for the cumulative impact of new development through infrastructure improvements and additions. Facilities partly funded by impact fees include police, fire and administrative buildings, park sites, bike trails, public landscape areas, community centers, transportation and transit facilities and roadway improvements. Impact fees cannot be used for maintenance of existing or future city facilities.

### B. Establishing An Impact Fee Program

The City of Modesto ("City") impact fee program, more commonly known as the Capital Facilities Fees Program ("CFF Program"), was established in 1987 and has been updated periodically to reflect the changes in land values, projects and costs. Impact fees imposed on new development must have the proper nexus to any project on which they are imposed. The CFF Program sets forth the relationship between contemplated future developments, facilities needed to serve future development and the estimated cost of those improvements based on the current General Plan for build-out. Estimated project costs and the summary of fee apportionment for each CFF Program fee category are identified in the 2003, 2011, 2019 and 2020 CFF Program updates.

### C. Adoption of a Capital Improvement Program

California Government Code §66002 requires local agencies that have implemented an impact fee program to adopt a Capital Improvement Program (CIP) indicating the approximate location, size, and time of projects, plus an estimate for the costs of all facilities or improvements to be financed by the impact fees. At a minimum, a formal CIP is recommended as a five-year plan. The City annually produces a five-year CIP which assists in maintaining and updating the City's General Plan.

The City's CIP connects annual capital expenditures to a long-range plan for public improvements. The City's CIP also assists in maximizing the funds available, connecting the plan for public improvements to the City's capacity for funding, and projecting expenditures over a period of years. This type of fiscal management is particularly

important during periods where budgetary demands exceed financial resources. The City's CIP is financed in part by the impact fees collected through the CFF Program.

**D. Reporting**

Annual reporting of a local agency's impact fee program is required by Government Code §66006. The impact fees collected must be segregated from general and other funds containing fees collected for other improvements. Interest on each impact fee fund or account must be credited to that fund or account and be used only for the purpose for which the impact fee was collected.

California Government Code §66006(b) requires that a local agency make the following information available to the public for each separate impact fee fund on an annual basis and that the local agency review that information at a public meeting. The law also requires the annual report include the following information for the prior fiscal year and be made available within 180 days after the last day of each fiscal year:

- Describe the type of impact fee in the account or fund.
- Identify the amount of the impact fee.
- Provide the beginning and ending balance of the account or fund.
- Provide the amount of impact fees collected and interest earned.
- Identify each public improvement on which impact fees were expended and the amount of the expenditures on each improvement, including the total percentage of the cost of the public improvement that was funded with the impact fee.
- Identify 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 on an incomplete public improvement and the public improvement remains incomplete.
- Describe each interfund transfer or loan made from the account or fund, including the public improvement on which the transferred or loaned impact fees will be expended, and, in the case of an interfund 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.
- Provide the amount of refunds made due to sufficient funds being collected to complete financing on incomplete public improvements, and the amount of reallocation of impact funds made to administrative costs of refunding unexpended revenues exceeding the amount to be refunded.

If an agency no longer needs the funds for the purposes collected or fails to make the required findings or perform certain administrative tasks prescribed, the agency may be required to refund, on a prorated basis to owners of the properties upon which the impact fees for the improvement were imposed, the monies collected for that project and any interest earned on those funds.

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California Government Code §66001(d) also requires that the local agency make all of the following findings every fifth year with respect to that portion of the account remaining unexpended, whether committed or uncommitted:

- Identify the purpose to which the impact fee is to be allocated.
- Demonstrate a reasonable relationship between the impact fee and the purpose for which it is charged.
- Identify all sources and amounts of funding anticipated to complete financing of incomplete improvements.
- Designate the approximate dates on which the funding is expected to be deposited into the appropriate account or fund.
- In any action imposing a fee as a condition of approval of a development project by a local agency, the local agency shall determine how there is a reasonable relationship between the amount of the impact fee and the cost of the public facility or portion of the public facility attributable to the development on which the impact fee is imposed.

## **DESCRIPTION OF CAPITAL FACILITIES FEES**

The CFF Program mitigates the impacts associated with new development on certain public facilities. The CFF Program is used to finance the acquisition, construction, and improvement of public facilities as a result of new development. The City has the following seven (7) CFF Program fee categories:

### **Streets Capital Facilities Fee – Fund 3410**

This fee is collected for roadway improvements such as expressways, interchanges, arterial and collector roads, turn lanes, intersections and traffic signals.

### **Public Transportation Capital Facilities Fee – Fund 3420**

This fee is collected for new buses, bus shelters, bus stops, the bus maintenance facility, and the northeast transfer station.

### **Air Quality Mitigation Capital Facilities Fee – Fund 3430**

This fee is collected for facilities that reduce automobile travel by facilitating alternative modes of travel such as the Amtrak station parking lot, park and ride lots, vanpooling, carpooling, Class I bike trails, bike storage, turn lanes, footpaths, and pedestrian accesses.

### **Air Quality and Parks Facilities Fee – Fund 3432**

This fee is collected for facilities that reduce automobile travel by facilitating alternative modes of travel such as the Amtrak station parking lot, park and ride lots, vanpooling, carpooling, Class I bike trails, bike storage, turn lanes, footpaths, and pedestrian accesses as

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well as land and construction costs for neighborhood, community, and regional parks, sports facilities, and community buildings.

**Police Capital Facilities Fee – Fund 3440**

This fee is collected for the Police Tactical Training Center, police vehicles, parking facilities, communication systems, special equipment, and the future Northeast Area Precinct (to be shared with Fire).

**Fire Capital Facilities Fee – Fund 3450**

This fee is collected for fire facility expansions, fire vehicles, special equipment, and the future Northeast Area Precinct (to be shared with Police).

**Parks Capital Facilities Fee – Fund 3460**

This fee is collected for land and construction costs for neighborhood, community, and regional parks, sports facilities, and community buildings.

**City Hall and Other Government Facilities Capital Facilities Fee – Fund 3470**

This fee is collected for debt service payments on City Hall, related parking facilities, the corporation yard and related facilities, City vehicles, and the City's information technology expansion.

**Administration Capital Facilities Fee – Fund 3480**

This fee is collected for the administration of the CFF Program. This includes preparation of an Annual CFF Program Report, preparation of a Five-Year CFF Report, day-to-day management of the CFF Program including preparation of annual CIP budgets, CFF Program annual inflationary updates, land value analyses and updates and CFF Program Proformas.

**FY 2020-2021 CURRENT FEE SCHEDULES & POLICIES AND PROCEDURES UPDATE**

The current CFF Program allows for an annual inflationary adjustment equal to the increase in the annual change in the San Francisco Bay Area Engineering News Record Construction Cost Index through the month of December of the preceding year. Table 1 was adopted on October 8, 2019 per Resolution 2019-464.

Approved on October 8, 2019, the current CFF Program combined two prior CFF Funds, Air Quality and Parks Facilities, into one fund. However, because CFF is applied based on the date the Building Application is received, there are still a number of permits issued prior to the effective date of the current Program, January 1, 2020, that remain open.

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Prior to the 2020 CFF Fees Program, the 2011 CFF Fees Program consisted of 8 different CFF Funds. Once all permits have been paid under the previous Program, there will be 7 CFF Funds.

In Fiscal Year 2020-21, the City Council approved Resolution No. 2020-407 modifying the capital facilities fees policies and procedures that went into effect on January 1, 2021. The update was approved by the City Council on September 22, 2020 which included the following:

California law (Government Code §65852.2) exempts Accessory Dwelling Units (ADU) less than 750 sq. ft. from local impact fees and requires that fees for an ADU of 750 sq. ft. or greater must be charged proportionately in relation to the square footage of the primary dwelling unit. Table 11 has been included with this year's report to identify ADUs and the CFF fees exempted due to this new requirement.

## **COMBINING STATEMENT OF REVENUES, EXPENDITURES AND CHANGES IN FUND BALANCES<sup>1</sup>**

The Combining Statement of Revenues, Expenditures and Changes in Fund Balances provided in Table 2 outlines the beginning and ending balance of each fund for Fiscal Year 2020-21. Expenditures are identified by general categories. All revenue, unless collected under the deferral program, is collected at the time a building permit is issued. Since the CFF Program is a "pay-as-you-go" program, the City must accrue enough revenue prior to commencing construction of a project, resulting in an "aging" of fund balances. The aging or accumulation occurs until enough revenue has been collected to construct a project.

## **FIVE YEAR REVENUE AND EXPENSE HISTORY**

As previously discussed, most revenue is collected when a building permit is issued for new development. Tables 3 and 4 provide a five-year snapshot of the CFF Program revenues and expenditures, respectively. Table 5 offers a combined picture of revenues, expenses and fund balance levels over the past five years.

## **DEFERRED CAPITAL FACILITIES FEES**

### **Multi-Family, Commercial and Industrial**

CFF Deferral Programs for Multi-Family, Commercial, and Industrial developments have been in place since 1991. Deferrals assist in off-setting the cost of new development by allowing applicants to pay a portion of the CFF due at the time of building permit issuance and the

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<sup>1</sup> Financial data is current as of November 1, 2021.

balance, plus interest, over a predetermined period of time. Table 6 details the five (5) active deferrals in Fiscal Year 2020-21.

### **Single-Family Residential**

The single-family deferral program allows applicants to pay a portion of their fees due at the time of building permit issuance and defer payment of the CFF, water connection and wastewater capacity fees until final inspection. There were no Single-Family Residential Deferrals in Fiscal Year 2020-21.

## **EXEMPTIONS**

The City of Modesto encourages the construction of Very Low and Low Income Housing development projects within the City. CFF exemptions can be provided to the Housing Authority of Stanislaus or to Community Housing Development Organizations (CHDO) for the development of low and very-low income households (under 60% of the area median income).

As Table 7a indicates, there was one exemption processed in Fiscal Year 2020-21. Archway Commons II, located at 1101 Carver Road, Modesto, provides 74 senior and family units, providing affordable housing to low income households, and will have a fifty-five-year affordability covenant, with an overall average of 49% Area Median Income.

## **REFUNDS**

CFF may be refunded if a building permit expires, is revoked, voluntarily surrendered or voided, and no construction or improvement of land has commenced. In addition, CFF paid for placement of Trailers may be refunded if requested in writing within six years of payment, minus the administration component. There was one CFF refund made in Fiscal Year 2020-21, found on Table 7b.

## **CREDITS**

CFF credits are granted when previously existing building(s) are removed and new building(s) are constructed. These credits may off-set up to but not more than 100% of the CFF due for the new development. Table 8 details the credits provided in Fiscal Year 2020-21.

## **TRANSFERS**

A total of seven (7) inter-fund transfers occurred in Fiscal Year 2020-21. Table 9 offers details of each transfer.



## **CAPITAL IMPROVEMENT PROJECTS<sup>2</sup>**

Information on projects funded by the CFF Program can be found in Table 10. The information in the table includes a listing of current projects, estimated construction start and end dates, estimated project costs, percentage of project funded by the CFF Program and general accounting information.

## **REDUCTION OF CAPITAL FACILITIES FEES**

An applicant may request a reduction in the CFF if it is determined that the project will generate a lower number of trips than the trip generation rates that were used as the basis for the current CFF. Any such fee reduction must be based on a trip generation study, using accepted methodology, as determined by the City. The fee reduction shall be no greater than a proportionate reduction in trips demonstrated in the trip generation study. Any such reduction shall be approved by the City Manager. There were no CFF Fee reductions granted Fiscal Year 2020-21.

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<sup>2</sup> Financial data is current as of November 1, 2021.

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**Table 1: Fee Schedules Effective July 1, 2020 through June 30, 2021**

<b>FY 2020-2021 CFF PROGRAM - Development within City Limits</b>									
<b>Fee Category</b>	<b>Unit Measure Per</b>	<b>Streets</b>	<b>Transit</b>	<b>Parks and Air Quality</b>	<b>Police</b>	<b>Fire</b>	<b>General Gov't.</b>	<b>Admin</b>	<b>Total</b>
Single-Family Residential	Dwelling Unit	\$ 6,822	\$ 99	\$ 6,248	\$ 634	\$ 395	\$ 522	\$ 296	\$ 15,016
Multi-Family Residential	Dwelling Unit	\$ 4,725	\$ 69	\$ 4,299	\$ 382	\$ 182	\$ 320	\$ 160	\$ 10,137
Senior Housing	Dwelling Unit	\$ 4,117	\$ 37	\$ 4,193	\$ 372	\$ 178	\$ 314	\$ 113	\$ 9,324
Hotel/Motel	Room	\$ 3,547	\$ 62	\$ -	\$ 144	\$ 69	\$ 121	\$ 90	\$ 4,033
Retail <50,000 SF	1,000 SF	\$ 10,256	\$ 204	\$ -	\$ 172	\$ 83	\$ 145	\$ 277	\$ 11,137
Retail 50,000-100,000 SF	1,000 SF	\$ 8,514	\$ 168	\$ -	\$ 172	\$ 82	\$ 144	\$ 230	\$ 9,310
Retail 100,000-300,000 SF	1,000 SF	\$ 7,186	\$ 142	\$ -	\$ 173	\$ 83	\$ 145	\$ 195	\$ 7,924
Retail >300,000 SF	1,000 SF	\$ 6,704	\$ 130	\$ -	\$ 172	\$ 82	\$ 145	\$ 183	\$ 7,416
Medical Office	1,000 SF	\$ 12,955	\$ 259	\$ -	\$ 287	\$ 138	\$ 240	\$ 357	\$ 14,236
General Office	1,000 SF	\$ 6,269	\$ 111	\$ -	\$ 287	\$ 138	\$ 241	\$ 162	\$ 7,208
Hospital	1,000 SF	\$ 9,085	\$ 160	\$ -	\$ 287	\$ 138	\$ 241	\$ 226	\$ 10,137
Daycare	1,000 SF	\$ 5,016	\$ 88	\$ -	\$ 287	\$ 138	\$ 241	\$ 131	\$ 5,901
Church	1,000 SF	\$ 1,069	\$ 19	\$ -	\$ 291	\$ 139	\$ 245	\$ 37	\$ 1,800
Nursing Home	1,000 SF	\$ 1,565	\$ 27	\$ -	\$ 290	\$ 139	\$ 244	\$ 48	\$ 2,313
Industrial (Manufacturing)	1,000 SF	\$ 2,430	\$ 42	\$ -	\$ 123	\$ 59	\$ 103	\$ 63	\$ 2,820
Industrial (Warehousing)	1,000 SF	\$ 1,704	\$ 30	\$ -	\$ 124	\$ 59	\$ 103	\$ 46	\$ 2,066

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**Table 1, cont'd: Fee Schedules Effective July 1, 2020 through June 30, 2021**

<b>FY 2020-2021 CFF PROGRAM - Development within City's Sphere of Influence</b>									
<b>Fee Category</b>	<b>Unit Measure Per</b>	<b>Streets</b>	<b>Transit</b>	<b>Parks and Air Quality</b>	<b>Police</b>	<b>Fire</b>	<b>General Gov't.</b>	<b>Admin</b>	<b>Total</b>
Single-Family Residential	Dwelling Unit	\$ 7,417	\$ 79	\$ 1,504	\$ -	\$ -	\$ -	\$ 191	\$ 9,191
Multi-Family Residential	Dwelling Unit	\$ 5,338	\$ 57	\$ 953	\$ -	\$ -	\$ -	\$ 130	\$ 6,478
Senior Housing	Dwelling Unit	\$ 3,123	\$ 34	\$ 1,043	\$ -	\$ -	\$ -	\$ 104	\$ 4,304
Hotel/Motel	Room	\$ 3,739	\$ 39	\$ -	\$ -	\$ -	\$ -	\$ 56	\$ 3,834
Retail <50,000 SF	1,000 SF	\$ 10,669	\$ 112	\$ -	\$ -	\$ -	\$ -	\$ 155	\$ 10,936
Retail 50,000-100,000 SF	1,000 SF	\$ 8,883	\$ 93	\$ -	\$ -	\$ -	\$ -	\$ 130	\$ 9,106
Retail 100,000-300,000 SF	1,000 SF	\$ 7,530	\$ 80	\$ -	\$ -	\$ -	\$ -	\$ 110	\$ 7,720
Retail >300,000 SF	1,000 SF	\$ 7,034	\$ 76	\$ -	\$ -	\$ -	\$ -	\$ 103	\$ 7,213
Medical Office	1,000 SF	\$ 13,564	\$ 144	\$ -	\$ -	\$ -	\$ -	\$ 199	\$ 13,907
General Office	1,000 SF	\$ 6,639	\$ 69	\$ -	\$ -	\$ -	\$ -	\$ 102	\$ 6,810
Hospital	1,000 SF	\$ 9,500	\$ 100	\$ -	\$ -	\$ -	\$ -	\$ 143	\$ 9,743
Daycare	1,000 SF	\$ 5,357	\$ 57	\$ -	\$ -	\$ -	\$ -	\$ 82	\$ 5,496
Church	1,000 SF	\$ 1,282	\$ 13	\$ -	\$ -	\$ -	\$ -	\$ 28	\$ 1,323
Nursing Home	1,000 SF	\$ 1,808	\$ 19	\$ -	\$ -	\$ -	\$ -	\$ 34	\$ 1,861
Industrial (Manufacturing)	1,000 SF	\$ 2,584	\$ 27	\$ -	\$ -	\$ -	\$ -	\$ 39	\$ 2,650
Industrial (Warehousing)	1,000 SF	\$ 1,844	\$ 20	\$ -	\$ -	\$ -	\$ -	\$ 29	\$ 1,893

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**Table 1, cont'd: Fee Schedules Effective July 1, 2020 through June 30, 2021**

<b>FY 2020-2021 CFF PROGRAM - Development within the Downtown Economic Incentives Program</b>									
<b>Fee Category</b>	<b>Unit Measure Per</b>	<b>Streets</b>	<b>Transit</b>	<b>Parks and Air Quality</b>	<b>Police</b>	<b>Fire</b>	<b>General Gov't.</b>	<b>Admin</b>	<b>Total</b>
Single-Family Residential	Dwelling Unit	\$ -	\$ 99	\$ 6,248	\$ 634	\$ 395	\$ 522	\$ 296	\$ 8,194
Multi-Family Residential	Dwelling Unit	\$ -	\$ 69	\$ 4,299	\$ 382	\$ 182	\$ 320	\$ 159	\$ 5,412
Senior Housing	Dwelling Unit	\$ -	\$ 37	\$ 4,193	\$ 372	\$ 178	\$ 314	\$ 113	\$ 5,207
Hotel/Motel	Room	\$ -	\$ 62	\$ -	\$ 144	\$ 69	\$ 121	\$ 89	\$ 486
Retail <50,000 SF	1,000 SF	\$ -	\$ 204	\$ -	\$ 172	\$ 83	\$ 145	\$ 277	\$ 881
Retail 50,000-100,000 SF	1,000 SF	\$ -	\$ 168	\$ -	\$ 172	\$ 82	\$ 144	\$ 231	\$ 796
Retail 100,000-300,000 SF	1,000 SF	\$ -	\$ 142	\$ -	\$ 173	\$ 83	\$ 145	\$ 196	\$ 738
Retail >300,000 SF	1,000 SF	\$ -	\$ 130	\$ -	\$ 172	\$ 82	\$ 145	\$ 183	\$ 712
Medical Office	1,000 SF	\$ -	\$ 259	\$ -	\$ 287	\$ 138	\$ 240	\$ 357	\$ 1,281
General Office	1,000 SF	\$ -	\$ 111	\$ -	\$ 287	\$ 138	\$ 241	\$ 161	\$ 938
Hospital	1,000 SF	\$ -	\$ 160	\$ -	\$ 287	\$ 138	\$ 241	\$ 226	\$ 1,051
Daycare	1,000 SF	\$ -	\$ 88	\$ -	\$ 287	\$ 138	\$ 241	\$ 130	\$ 885
Church	1,000 SF	\$ -	\$ 19	\$ -	\$ 291	\$ 139	\$ 245	\$ 37	\$ 731
Nursing Home	1,000 SF	\$ -	\$ 27	\$ -	\$ 290	\$ 139	\$ 244	\$ 49	\$ 748
Industrial (Manufacturing)	1,000 SF	\$ -	\$ 42	\$ -	\$ 123	\$ 59	\$ 103	\$ 62	\$ 390
Industrial (Warehousing)	1,000 SF	\$ -	\$ 30	\$ -	\$ 124	\$ 59	\$ 103	\$ 46	\$ 362

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**Table 2: Combining Statement of Revenues, Expenditures and Changes in Fund Balances Year Ended June 30, 2021<sup>3</sup>**

FY 2020-21	3410 Streets	3420 Public Transp.	3430 Air Quality	3432 Parks & Air Quality	3440 Police	3450 Fire	3460 Parks	3470 General Gov't	3480 Admin.	Total
<b>REVENUES:</b>										
Intergovernmental	\$ (3,495,247)	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ (3,495,247)
Fees Collected	\$ 3,522,904	\$ 54,546	\$ 25,814	\$ 1,168,952	\$ 251,079	\$ 125,491	\$ 202,188	\$ 190,097	\$ 110,676	\$ 5,651,747
Interest and Rent	\$ 231,733	\$ 3,991	\$ 4,414	\$ 10,450	\$ 3,145	\$ 1,711	\$ 66,258	\$ 1,927	\$ 736	\$ 324,365
Net Change in Fair Value of Investments	\$ (217,028)	\$ (3,865)	\$ (4,301)	\$ (8,978)	\$ (3,759)	\$ (1,852)	\$ (64,865)	\$ (2,335)	\$ (675)	\$ (307,658)
Miscellaneous	\$ 11,960	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 11,960
<b>TOTAL REVENUES</b>	<b>\$ 54,322</b>	<b>\$ 54,672</b>	<b>\$ 25,927</b>	<b>\$ 1,170,424</b>	<b>\$ 250,465</b>	<b>\$ 125,350</b>	<b>\$ 203,581</b>	<b>\$ 189,689</b>	<b>\$ 110,737</b>	<b>\$ 2,185,167</b>
<b>EXPENDITURES:</b>										
Current:										
General Gov't.										\$ -
Community Development	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 59,613	\$ -	\$ 76,394	\$ 136,007
Highways and Streets	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Public Works	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Parks and Recreation	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Public Safety	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Capital Outlay:										
Community Development	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Highways and Streets	\$ 1,752,997	\$ -	\$ 8,431	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 1,761,428
Parks and Recreation	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 80,874	\$ -	\$ -	\$ 80,874
<b>TOTAL EXPENDITURES</b>	<b>\$ 1,752,997</b>	<b>\$ -</b>	<b>\$ 8,431</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 140,487</b>	<b>\$ -</b>	<b>\$ 76,394</b>	<b>\$ 1,978,309</b>
<b>EXCESS (DEFICIENCY) OF REVENUES OVER (UNDER) EXPENDITURES</b>	<b>\$ (1,698,675)</b>	<b>\$ 54,672</b>	<b>\$ 17,496</b>	<b>\$ 1,170,424</b>	<b>\$ 250,465</b>	<b>\$ 125,350</b>	<b>\$ 63,094</b>	<b>\$ 189,689</b>	<b>\$ 34,343</b>	<b>\$ 206,858</b>
<b>OTHER FINANCING SOURCES (USES)</b>										
Transfers In*	\$ -	\$ -	\$ 13,802	\$ -	\$ -	\$ -	\$ 103,474	\$ -	\$ -	\$ 117,276
Transfers Out*	\$ (18,238)	\$ -	\$ -	\$ -	\$ (215,000)	\$ (18,675)	\$ -	\$ (180,000)	\$ -	\$ (431,913)
Sale of Assets	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
<b>TOTAL OTHER FINANCING SOURCES</b>	<b>\$ (18,238)</b>	<b>\$ -</b>	<b>\$ 13,802</b>	<b>\$ -</b>	<b>\$ (215,000)</b>	<b>\$ (18,675)</b>	<b>\$ 103,474</b>	<b>\$ (180,000)</b>	<b>\$ -</b>	<b>\$ (314,637)</b>
<b>EXCESS (DEFICIENCY) OF REVENUES &amp; OTHER USES</b>	<b>\$ (1,716,913)</b>	<b>\$ 54,672</b>	<b>\$ 31,298</b>	<b>\$ 1,170,424</b>	<b>\$ 35,465</b>	<b>\$ 106,675</b>	<b>\$ 166,568</b>	<b>\$ 9,689</b>	<b>\$ 34,343</b>	<b>\$ (107,779)</b>
<b>FUND BALANCES, July 1</b>	<b>\$ 28,881,198</b>	<b>\$ 392,359</b>	<b>\$ 470,444</b>	<b>\$ 512,266</b>	<b>\$ 332,276</b>	<b>\$ (665,473)</b>	<b>\$ 7,085,685</b>	<b>\$ 214,808</b>	<b>\$ 84,140</b>	<b>\$ 37,307,703</b>
<b>PRIOR PERIOD ADJUSTMENT</b>										\$ -
<b>FUND BALANCES, June 30</b>	<b>\$ 27,164,285</b>	<b>\$ 447,031</b>	<b>\$ 501,742</b>	<b>\$ 1,682,690</b>	<b>\$ 367,741</b>	<b>\$ (558,798)</b>	<b>\$ 7,252,253</b>	<b>\$ 224,497</b>	<b>\$ 118,483</b>	<b>\$ 37,199,924</b>

<sup>3</sup> Financial data is current as of November 1, 2021 – see Table 9 for Transfers.

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**Table 3: Five Year Revenue History**

Fund	2016-2017	2017-2018	2018-2019	2019-2020	2020-2021	Five Year Total
<b>FUND 3410 – STREETS</b>						
Fees Collected	\$ 2,777,286	\$ 4,452,343	\$ 1,600,387	\$ 2,902,289	\$ 3,522,904	\$ 15,255,209
Grant Monies	\$ 257,056	\$ 6,485,930	\$ -	\$ 8,672,922	\$ (3,495,247)	\$ 11,920,661
All Other Revenue Sources	\$ 223,723	\$ 253,321	\$ 9,190,803	\$ 686,256	\$ 26,665	\$ 10,380,768
<b>Subtotal</b>	<b>\$ 3,258,065</b>	<b>\$ 11,191,594</b>	<b>\$ 10,791,190</b>	<b>\$ 12,261,467</b>	<b>\$ 54,322</b>	<b>\$ 37,556,638</b>
<b>FUND 3420 – PUBLIC TRANSPORTATION</b>						
Fees Collected	\$ 39,413	\$ 72,618	\$ 25,113	\$ 45,152	\$ 54,546	\$ 236,842
Grant Monies	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
All Other Revenue Sources	\$ 1,940	\$ 2,943	\$ 8,694	\$ 13,128	\$ 126	\$ 26,831
<b>Subtotal</b>	<b>\$ 41,353</b>	<b>\$ 75,561</b>	<b>\$ 33,807</b>	<b>\$ 58,280</b>	<b>\$ 54,672</b>	<b>\$ 263,673</b>
<b>FUND 3430 – AIR QUALITY MITIGATION</b>						
Fees Collected	\$ 71,743	\$ 170,138	\$ 75,705	\$ 161,162	\$ 25,814	\$ 504,562
Grant Monies	\$ 30,526	\$ 517,997	\$ -	\$ 12,879	\$ -	\$ 561,402
All Other Revenue Sources	\$ 746	\$ (1,336)	\$ 31,056	\$ 14,453	\$ 113	\$ 45,032
<b>Subtotal</b>	<b>\$ 103,015</b>	<b>\$ 686,799</b>	<b>\$ 106,761</b>	<b>\$ 188,494</b>	<b>\$ 25,927</b>	<b>\$ 1,110,996</b>
<b>FUND 3432 – PARKS AND AIR QUALITY</b>						
Fees Collected				\$ 500,440	\$ 1,168,952	\$ 1,669,392
Grant Monies				\$ -	\$ -	\$ -
All Other Revenue Sources				\$ 11,826	\$ 1,472	\$ 13,298
<b>Subtotal</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ -</b>	<b>\$ 512,266</b>	<b>\$ 1,170,424</b>	<b>\$ 1,682,690</b>
<b>FUND 3440 – POLICE</b>						
Fees Collected	\$ 178,304	\$ 389,376	\$ 152,870	\$ 300,057	\$ 251,079	\$ 1,271,686
Grant Monies	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
All Other Revenue Sources	\$ 2,568	\$ 5,027	\$ 9,986	\$ 20,163	\$ (614)	\$ 37,130
<b>Subtotal</b>	<b>\$ 180,872</b>	<b>\$ 394,403</b>	<b>\$ 162,856</b>	<b>\$ 320,220</b>	<b>\$ 250,465</b>	<b>\$ 1,308,816</b>
<b>FUND 3450 – FIRE</b>						
Fees Collected	\$ 70,398	\$ 145,364	\$ 61,022	\$ 126,470	\$ 125,491	\$ 528,745
Grant Monies	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
All Other Revenue Sources	\$ 1,097	\$ 2,419	\$ 5,361	\$ 7,477	\$ (141)	\$ 16,213
<b>Subtotal</b>	<b>\$ 71,495</b>	<b>\$ 147,783</b>	<b>\$ 66,383</b>	<b>\$ 133,947</b>	<b>\$ 125,350</b>	<b>\$ 544,958</b>
<b>FUND 3460 – PARKS</b>						
Fees Collected	\$ 764,012	\$ 1,343,507	\$ 692,884	\$ 1,121,876	\$ 202,188	\$ 4,124,467
Grant Monies	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
All Other Revenue Sources	\$ 30,471	\$ 46,990	\$ 146,123	\$ 223,592	\$ 1,393	\$ 448,569
<b>Subtotal</b>	<b>\$ 794,483</b>	<b>\$ 1,390,497</b>	<b>\$ 839,007</b>	<b>\$ 1,345,468</b>	<b>\$ 203,581</b>	<b>\$ 4,573,036</b>
<b>FUND 3470 – GENERAL GOVERNMENT</b>						
Fees Collected	\$ 100,986	\$ 221,271	\$ 86,494	\$ 184,949	\$ 190,097	\$ 783,797
Grant Monies	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
All Other Revenue Sources	\$ 682	\$ 2,759	\$ 7,511	\$ 12,316	\$ (408)	\$ 22,860
<b>Subtotal</b>	<b>\$ 101,668</b>	<b>\$ 224,030</b>	<b>\$ 94,005</b>	<b>\$ 197,265</b>	<b>\$ 189,689</b>	<b>\$ 806,657</b>
<b>FUND 3480 – ADMINISTRATION</b>						
Fees Collected	\$ 76,673	\$ 138,953	\$ 54,770	\$ 104,020	\$ 110,676	\$ 485,092
Grant Monies	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
All Other Revenue Sources	\$ 508	\$ 877	\$ 1,700	\$ 2,221	\$ 61	\$ 5,367
<b>Subtotal</b>	<b>\$ 77,181</b>	<b>\$ 139,830</b>	<b>\$ 56,470</b>	<b>\$ 106,241</b>	<b>\$ 110,737</b>	<b>\$ 490,459</b>
<b>TOTAL</b>	<b>\$ 4,628,132</b>	<b>\$ 14,250,497</b>	<b>\$ 12,150,479</b>	<b>\$ 15,123,648</b>	<b>\$ 2,185,167</b>	<b>\$ 48,337,923</b>

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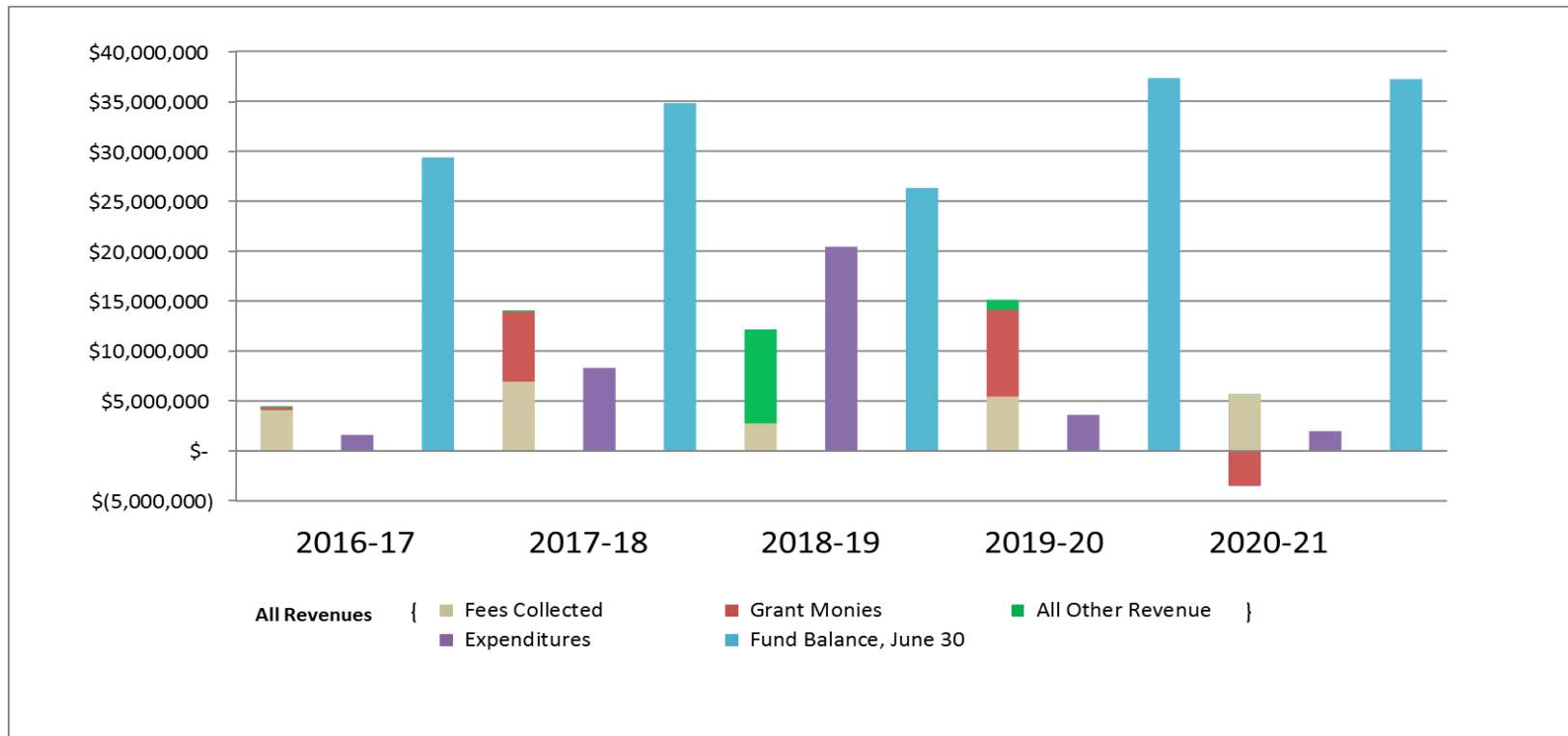
**Table 4: Five Year Expenditure History<sup>4</sup>**

<b>Fund</b>	<b>2016-17</b>	<b>2017-18</b>	<b>2018-19</b>	<b>2019-20</b>	<b>2020-21</b>	<b>Five Year Total</b>
Fund 3410 – Streets	\$ (1,200,904)	\$ (7,587,438)	\$ (19,909,526)	\$ (3,308,019)	\$ (1,752,997)	\$ (33,758,884)
Fund 3420 – Public Transportation	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -
Fund 3430 – Air Quality Mitigation	\$ (318,813)	\$ (618,128)	\$ (13,243)	\$ (8,228)	\$ (8,431)	\$ (966,843)
Fund 3432 – Parks and Air Quality	-	-	\$ -	\$ -	\$ -	\$ -
Fund 3440 – Police	-	-	\$ -	\$ -	\$ -	\$ -
Fund 3450 – Fire	-	-	\$ -	\$ -	\$ -	\$ -
Fund 3460 – Parks	\$ (230)	\$ (81)	\$ (428,046)	\$ (201,162)	\$ (140,487)	\$ (770,006)
Fund 3470 – General Government	-	-	\$ -	\$ -	\$ -	\$ -
Fund 3480 – Administration	\$ (84,066)	\$ (107,582)	\$ (87,478)	\$ (90,888)	\$ (76,394)	\$ (446,408)
<b>TOTAL</b>	<b>\$ (1,604,013)</b>	<b>\$ (8,313,229)</b>	<b>\$ (20,438,293)</b>	<b>\$ (3,608,297)</b>	<b>\$ (1,978,309)</b>	<b>\$ (35,942,141)</b>

<sup>4</sup> Financial data is current as of November 1, 2021.

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**Table 5: Five Year Revenue and Expenditure History<sup>5</sup>**



<sup>5</sup> Financial data is current as of November 1, 2021.



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**Table 6: Multifamily, Commercial and Industrial Deferrals<sup>6</sup>**

Receivable		Address	Agreement Start Date	Agreement End Date	Years Remaining	Balance as of 30-Jun-20	Payoffs	Outstanding Balance 30-Jun-21
Fund	Applicant							
Fund 3410 Streets	Stephen & Richard Burton	1533 E. Briggsmore Ave.	10/20/2016	10/20/2021	0	\$ 33,913.38	\$ 17,852.03	\$ 16,061.35
	Wisdom Place LLC	1600 Wisdom Way	1/30/2017	12/1/2021	1	\$ 53,549.37	\$ 12,077.86	\$ 41,471.51
	Osiel & Karina Luna	605 Maze Blvd.	10/29/2020	12/1/2025	5	\$ 4,270.30	\$ -	\$ 4,270.30
	J & J Development	112 James St.	10/14/2020	10/1/2025	5	\$ 25,571.96	\$ -	\$ 25,571.96
	Donaxi Ruthford*	3604 E. Orangeburg Ave.	10/6/2020	4/1/2021	0	\$ 7,306.27	\$ 7,306.27	\$ -
<b>Subtotal</b>						<b>\$ 124,611.28</b>	<b>\$ 37,236.16</b>	<b>\$ 87,375.12</b>
Fund 3420 Public Transportation	Stephen & Richard Burton	1533 E. Briggsmore Ave.	10/20/2016	10/20/2021	0	\$ 671.10	\$ 353.27	\$ 317.83
	Wisdom Place LLC	1600 Wisdom Way	1/30/2017	12/1/2021	1	\$ 783.02	\$ 176.61	\$ 606.41
	Osiel & Karina Luna	605 Maze Blvd.	10/29/2020	12/1/2025	5	\$ 45.61		\$ 45.61
	J & J Development	112 James St.	10/14/2020	10/1/2025	5	\$ 375.20	\$ -	\$ 375.20
	Donaxi Ruthford*	3604 E. Orangeburg Ave.	10/6/2020	4/1/2021	0	\$ 106.84	\$ 106.84	\$ -
<b>Subtotal</b>						<b>\$ 1,981.77</b>	<b>\$ 636.72</b>	<b>\$ 1,345.05</b>
Fund 3430 Air Quality Mitigation	Stephen & Richard Burton	1533 E. Briggsmore Ave.	10/20/2016	10/20/2021	0	\$ -	\$ -	\$ -
	Wisdom Place LLC	1600 Wisdom Way	1/30/2017	12/1/2021	1	\$ 8,899.57	\$ 2,007.27	\$ 6,892.30
	J & J Development	112 James St.	10/14/2020	10/1/2025	5	\$ 4,250.18	\$ -	\$ 4,250.18
	Donaxi Ruthford*	3604 E. Orangeburg Ave.	10/6/2020	4/1/2021	0	\$ 1,215.05	\$ 1,215.05	\$ -
<b>Subtotal</b>						<b>\$ 14,364.80</b>	<b>\$ 3,222.32</b>	<b>\$ 11,142.48</b>
Fund 3432 Parks and Air Quality	Osiel & Karina Luna	605 Maze Blvd.	10/29/2020	12/1/2025	5	\$ 761.68	\$ -	\$ 762.33
						\$ -	\$ -	\$ -
<b>Subtotal</b>						<b>\$ 761.68</b>	<b>\$ -</b>	<b>\$ 762.33</b>

<sup>6</sup> Donaxi Ruthford Deferral was executed on October 20, 2020 and paid off on April 1, 2021.

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**Table 6 cont'd: Multifamily, Commercial and Industrial Deferrals**

Fund 3440 Police	Stephen & Richard Burton	1533 E. Briggsmore Ave.	10/20/2016	10/20/2021	0	\$ 941.69	\$ 495.70	\$ 445.99
	Wisdom Place LLC	1600 Wisdom Way	1/30/2017	12/1/2021	1	\$ 6,332.46	\$ 1,428.26	\$ 4,904.20
	J & J Development	112 James St.	10/14/2020	10/1/2025	5	\$ 3,024.00	\$ -	
	Donaxi Ruthford*	3604 E. Orangeburg Ave.	10/6/2020	4/1/2021	0	\$ 864.25	\$ 864.25	
<b>Subtotal</b>						<b>\$ 11,162.40</b>	<b>\$ 2,788.21</b>	<b>\$ 5,350.19</b>
Fund 3450 Fire	Stephen & Richard Burton	1533 E. Briggsmore Ave.	10/20/2016	10/20/2021	0	\$ 309.52	\$ 162.93	\$ 146.59
	Wisdom Place LLC	1600 Wisdom Way	1/30/2017	12/1/2021	1	\$ 2,063.91	\$ 465.51	\$ 1,598.40
	J & J Development	112 James St.	10/14/2020	10/1/2025	5	\$ 985.60	\$ -	\$ -
	Donaxi Ruthford*	3604 E. Orangeburg Ave.	10/6/2020	4/1/2021	0	\$ 282.24	\$ 282.24	\$ -
<b>Subtotal</b>						<b>\$ 3,641.27</b>	<b>\$ 910.68</b>	<b>\$ 1,744.99</b>
Fund 3460 Parks	Stephen & Richard Burton	1533 E. Briggsmore Ave.	10/20/2016	10/20/2021	0	\$ -	\$ -	\$ -
	Wisdom Place LLC	1600 Wisdom Way	1/30/2017	12/1/2021	1	\$ 39,811.42	\$ 8,979.32	\$ 30,832.10
	J & J Development	112 James St.	10/14/2020	10/1/2025	5	\$ 19,009.87	\$ -	\$ 19,009.87
	Donaxi Ruthford*	3604 E. Orangeburg Ave.	10/6/2020	4/1/2021	0	\$ 5,432.67	\$ 5,432.67	\$ -
<b>Subtotal</b>						<b>\$ 64,253.96</b>	<b>\$ 14,411.99</b>	<b>\$ 49,841.97</b>
Fund 3470 General Government	Stephen & Richard Burton	1533 E. Briggsmore Ave.	10/20/2016	10/20/2021	0	\$ 541.86	\$ 285.24	\$ 256.62
	Wisdom Place LLC	1600 Wisdom Way	1/30/2017	12/1/2021	1	\$ 3,623.57	\$ 817.28	\$ 2,806.29
	J & J Development	112 James St.	10/14/2020	10/1/2025	5	\$ 1,730.40	\$ -	\$ 1,730.40
	Donaxi Ruthford*	3604 E. Orangeburg Ave.	10/6/2020	4/1/2021	0	\$ 494.31	\$ 494.31	\$ -
<b>Subtotal</b>						<b>\$ 6,390.14</b>	<b>\$ 1,596.83</b>	<b>\$ 4,793.31</b>
Fund 3480 Administration	Stephen & Richard Burton	1533 E. Briggsmore Ave.	10/20/2016	10/20/2021	0	\$ 916.69	\$ 482.54	\$ 434.15
	Wisdom Place LLC	1600 Wisdom Way	1/30/2017	12/1/2021	1	\$ 1,805.63	\$ 407.25	\$ 1,398.38
	Osiel & Karina Luna	605 Maze Blvd.	10/29/2020	12/1/2025	5	\$ 104.17		\$ 104.17
	J & J Development	112 James St.	10/14/2020	10/1/2025	5	\$ 862.40	\$ -	\$ 862.40
	Donaxi Ruthford*	3604 E. Orangeburg Ave.	10/6/2020	4/1/2021	0	\$ 243.97	\$ 243.97	\$ -
<b>Subtotal</b>						<b>\$ 3,932.86</b>	<b>\$ 1,133.76</b>	<b>\$ 2,799.10</b>
<b>TOTAL</b>						<b>\$ 231,100.16</b>	<b>\$ 61,936.67</b>	<b>\$ 165,154.54</b>

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**Table 7a: Low Income Deferrals/Exemptions**

<b>Fund</b>	<b>Applicant / Project</b>	<b>CFF Due</b>	<b>CFF Credit</b>	<b>CFF Paid</b>
Fund 3410	Archway Commons II - 1101 Carver Rd.	\$ 349,639.32	\$ (349,639.32)	\$ -
Streets			\$ -	\$ -
<b>Subtotal</b>		\$ 349,639.32	\$ (349,639.32)	\$ -
Fund 3420	Archway Commons II - 1101 Carver Rd.	\$ 5,100.94	\$ (5,100.94)	\$ -
Public Transportation			\$ -	\$ -
<b>Subtotal</b>		\$ 5,100.94	\$ (5,100.94)	\$ -
Fund 3432	Archway Commons II - 1101 Carver Rd.	\$ 318,133.53	\$ (318,133.53)	\$ -
Parks and Air Quality			\$ -	\$ -
<b>Subtotal</b>		\$ 318,133.53	\$ (318,133.53)	\$ -
Fund 3440	Archway Commons II - 1101 Carver Rd.	\$ 28,280.20	\$ (28,280.20)	\$ -
Police			\$ -	\$ -
<b>Subtotal</b>		\$ 28,280.20	\$ (28,280.20)	\$ -
Fund 3450	Archway Commons II - 1101 Carver Rd.	\$ 13,502.48	\$ (13,502.48)	\$ -
Fire			\$ -	\$ -
<b>Subtotal</b>		\$ 13,502.48	\$ (13,502.48)	\$ -
Fund 3470	Archway Commons II - 1101 Carver Rd.	\$ 23,704.36	\$ (23,704.36)	\$ -
General Govt.			\$ -	\$ -
<b>Subtotal</b>		\$ 23,704.36	\$ (23,704.36)	\$ -
Fund 3480	Archway Commons II - 1101 Carver Rd.	\$ 11,777.17	\$ (11,777.17)	\$ -
Administration			\$ -	\$ -
<b>Subtotal</b>		\$ 11,777.17	\$ (11,777.17)	\$ -
<b>TOTAL</b>		<b>Total \$ 750,138.00</b>	<b>\$ (750,138.00)</b>	<b>\$ -</b>

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**Table 7b: Refunds**

<b>Fund</b>	<b>Applicant / Project</b>	<b>CFF Due</b>	<b>CFF Credit</b>	<b>CFF Paid</b>
Fund 3410	Industrial Electric Co. - 1417 Coldwell Ave.	\$ 511.21	\$ (511.21)	\$ -
Streets			\$ -	\$ -
<b>Subtotal</b>		\$ 511.21	\$ (511.21)	\$ -
Fund 3420	Industrial Electric Co. - 1417 Coldwell Ave.	\$ 8.99	\$ (8.99)	\$ -
Public Transportation			\$ -	\$ -
<b>Subtotal</b>		\$ 8.99	\$ (8.99)	\$ -
Fund 3430	Industrial Electric Co. - 1417 Coldwell Ave.		\$ -	\$ -
Air Quality Mitigation			\$ -	\$ -
<b>Subtotal</b>		\$ -	\$ -	\$ -
Fund 3440	Industrial Electric Co. - 1417 Coldwell Ave.	\$ 37.19	\$ (37.19)	\$ -
Police			\$ -	\$ -
<b>Subtotal</b>		\$ 37.19	\$ (37.19)	\$ -
Fund 3450	Industrial Electric Co. - 1417 Coldwell Ave.	\$ 17.73	\$ (17.73)	\$ -
Fire			\$ -	\$ -
<b>Subtotal</b>		\$ 17.73	\$ (17.73)	\$ -
Fund 3460	Industrial Electric Co. - 1417 Coldwell Ave.		\$ -	\$ -
Parks			\$ -	\$ -
<b>Subtotal</b>		\$ -	\$ -	\$ -
Fund 3470	Industrial Electric Co. - 1417 Coldwell Ave.	\$ 30.93	\$ (30.93)	\$ -
General Government			\$ -	\$ -
<b>Subtotal</b>		\$ 30.93	\$ (30.93)	\$ -
Fund 3480	Industrial Electric Co. - 1417 Coldwell Ave.	\$ 13.75	\$ (13.75)	\$ -
Administration			\$ -	\$ -
<b>Subtotal</b>		\$ 13.75	\$ (13.75)	\$ -
<b>TOTAL</b>		<b>Total \$ 619.80</b>	<b>\$ (619.80)</b>	<b>\$ -</b>

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**Table 8: Credits for Previously Existing Buildings**

<b>Fund</b>	<b>Address</b>	<b>CFF Due</b>	<b>CFF Credit</b>	<b>CFF Paid</b>
Fund 3410	1229 Boulder Ave.	\$ 6,591.76	\$ (6,591.76)	\$ -
Streets	2004 Miller Ave.	\$ 6,821.77	\$ (6,821.77)	\$ -
	1010 Alamo Ave.	\$ 6,591.76	\$ (6,591.76)	\$ -
	402 Rosedale Ave.	\$ 4,567.42	\$ (4,567.42)	\$ -
	220 Rue De Yoe	\$ 6,821.77	\$ (6,821.77)	\$ -
	224 Rue De Yoe	\$ 6,821.77	\$ (6,821.77)	\$ -
	618 Kerr Ave.	\$ 6,821.77	\$ (6,821.77)	\$ -
	530 James St.	\$ 6,821.77	\$ (6,821.77)	\$ -
	208 E Coolidge Ave.	\$ 6,821.77	\$ (6,821.77)	\$ -
	1316 Yosemite Blvd.	\$ 38,650.04	\$ (38,650.04)	\$ -
	1224 Scenic Dr.	\$ 223,511.55	\$ (223,511.55)	\$ -
	906 J St.	\$ 1,504.99	\$ (1,504.99)	\$ -
<b>Subtotal</b>		<b>\$ 322,348.14</b>	<b>\$ (322,348.14)</b>	<b>\$ -</b>
Fund 3420	1229 Boulder Ave.	\$ 96.15	\$ (96.15)	\$ -
Public	2004 Miller Ave.	\$ 99.11	\$ (99.11)	\$ -
Transportation	1010 Alamo Ave.	\$ 96.15	\$ (96.15)	\$ -
	402 Rosedale Ave.	\$ 66.77	\$ (66.77)	\$ -
	220 Rue De Yoe	\$ 99.11	\$ (99.11)	\$ -
	224 Rue De Yoe	\$ 99.11	\$ (99.11)	\$ -
	618 Kerr Ave.	\$ 99.11	\$ (99.11)	\$ -
	530 James St.	\$ 99.11	\$ (99.11)	\$ -
	208 E Coolidge Ave.	\$ 99.11	\$ (99.11)	\$ -
	1316 Yosemite Blvd.	\$ 769.28	\$ (769.28)	\$ -
	1224 Scenic Dr.	\$ 4,329.10	\$ (4,329.10)	\$ -
	906 J St.	\$ 29.91	\$ (29.91)	\$ -
<b>Subtotal</b>		<b>\$ 5,982.02</b>	<b>\$ (5,982.02)</b>	<b>\$ -</b>
Fund 3430	1229 Boulder Ave.	\$ 575.45	\$ (575.45)	\$ -
Air Quality	1010 Alamo Ave.	\$ 575.45	\$ (575.45)	\$ -
Mitigation	402 Rosedale Ave.	\$ 759.41	\$ (759.41)	\$ -
<b>Subtotal</b>		<b>\$ 1,910.31</b>	<b>\$ (1,910.31)</b>	<b>\$ -</b>
Fund 3432	2004 Miller Ave.	\$ 6,248.16	\$ (6,248.16)	\$ -
Parks and	220 Rue De Yoe	\$ 6,248.16	\$ (6,248.16)	\$ -
Air Quality	224 Rue De Yoe	\$ 6,248.16	\$ (6,248.16)	\$ -
	618 Kerr Ave.	\$ 6,248.16	\$ (6,248.16)	\$ -
	530 James St.	\$ 6,248.16	\$ (6,248.16)	\$ -
	208 E Coolidge Ave.	\$ 6,248.16	\$ (6,248.16)	\$ -
<b>Subtotal</b>		<b>\$ 37,488.96</b>	<b>\$ (37,488.96)</b>	<b>\$ -</b>

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**Table 8, cont'd: Credits for Previously Existing Buildings**

Fund 3440	1229 Boulder Ave.	\$ 896.46	\$ (896.46)	\$ -
Police	2004 Miller Ave.	\$ 633.68	\$ (633.68)	\$ -
	1010 Alamo Ave.	\$ 896.46	\$ (896.46)	\$ -
	402 Rosedale Ave.	\$ 540.16	\$ (540.16)	\$ -
	220 Rue De Yoe	\$ 633.68	\$ (633.68)	\$ -
	224 Rue De Yoe	\$ 633.68	\$ (633.68)	\$ -
	618 Kerr Ave.	\$ 633.68	\$ (633.68)	\$ -
	1224 Scenic Dr.	\$ 6,789.01	\$ (6,789.01)	\$ -
	530 James St.	\$ 633.68	\$ (633.68)	\$ -
	208 E Coolidge Ave.	\$ 633.68	\$ (633.68)	\$ -
	1316 Yosemite Blvd.	\$ 946.81	\$ (946.81)	\$ -
	906 J St.	\$ 25.17	\$ (25.17)	\$ -
<b>Subtotal</b>		<b>\$ 13,896.15</b>	<b>\$ (13,896.15)</b>	<b>\$ -</b>
Fund 3450	1229 Boulder Ave.	\$ 381.66	\$ (381.66)	\$ -
Fire	2004 Miller Ave.	\$ 394.92	\$ (394.92)	\$ -
	1010 Alamo Ave.	\$ 381.66	\$ (381.66)	\$ -
	402 Rosedale Ave.	\$ 176.40	\$ (176.40)	\$ -
	220 Rue De Yoe	\$ 394.92	\$ (394.92)	\$ -
	224 Rue De Yoe	\$ 394.92	\$ (394.92)	\$ -
	618 Kerr Ave.	\$ 394.92	\$ (394.92)	\$ -
	1224 Scenic Dr.	\$ 3,262.69	\$ (3,262.69)	\$ -
	530 James St.	\$ 394.92	\$ (394.92)	\$ -
	208 E Coolidge Ave.	\$ 394.92	\$ (394.92)	\$ -
	1316 Yosemite Blvd.	\$ 312.78	\$ (312.78)	\$ -
	906 J St.	\$ 12.26	\$ (12.26)	\$ -
<b>Subtotal</b>		<b>\$ 6,896.97</b>	<b>\$ (6,896.97)</b>	<b>\$ -</b>
Fund 3460	1229 Boulder Ave.	\$ 5,461.58	\$ (5,461.58)	\$ -
Parks	1010 Alamo Ave.	\$ 5,461.58	\$ (5,461.58)	\$ -
	402 Rosedale Ave.	\$ 3,395.42	\$ (3,395.42)	\$ -
<b>Subtotal</b>		<b>\$ 14,318.58</b>	<b>\$ (14,318.58)</b>	<b>\$ -</b>
Fund 3470	1229 Boulder Ave.	\$ 504.44	\$ (504.44)	\$ -
General	2004 Miller Ave.	\$ 522.56	\$ (522.56)	\$ -
Government	1010 Alamo Ave.	\$ 504.44	\$ (504.44)	\$ -
	402 Rosedale Ave.	\$ 308.95	\$ (308.95)	\$ -
	220 Rue De Yoe	\$ 522.56	\$ (522.56)	\$ -
	224 Rue De Yoe	\$ 522.56	\$ (522.56)	\$ -
	618 Kerr Ave.	\$ 522.56	\$ (522.56)	\$ -
	1224 Scenic Dr.	\$ 5,688.62	\$ (5,688.62)	\$ -
	530 James St.	\$ 522.56	\$ (522.56)	\$ -
	208 E Coolidge Ave.	\$ 522.56	\$ (522.56)	\$ -

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Table 8, cont'd: Credits for Previously Existing Buildings

	1316 Yosemite Blvd.	\$ 545.26	\$ (545.26)	\$ -
	906 J St.	\$ 21.25	\$ (21.25)	\$ -
<b>Subtotal</b>		\$ 10,708.32	\$ (10,708.32)	\$ -
Fund 3480	1229 Boulder Ave.	\$ 285.50	\$ (285.50)	\$ -
Administration	2004 Miller Ave.	\$ 295.80	\$ (295.80)	\$ -
	1010 Alamo Ave.	\$ 285.50	\$ (285.50)	\$ -
	402 Rosedale Ave.	\$ 151.47	\$ (151.47)	\$ -
	220 Rue De Yoe	\$ 295.80	\$ (295.80)	\$ -
	224 Rue De Yoe	\$ 295.80	\$ (295.80)	\$ -
	618 Kerr Ave.	\$ 295.80	\$ (295.80)	\$ -
	1224 Scenic Dr.	\$ 6,063.28	\$ (6,063.28)	\$ -
	530 James St.	\$ 295.80	\$ (295.80)	\$ -
	208 E Coolidge Ave.	\$ 295.80	\$ (295.80)	\$ -
	1316 Yosemite Blvd.	\$ 1,044.03	\$ (1,044.03)	\$ -
	906 J St.	\$ 40.68	\$ (40.68)	\$ -
<b>Subtotal</b>		\$ 9,645.26	\$ (9,645.26)	\$ -
<b>TOTAL</b>		\$ 423,194.71	\$ (423,194.71)	\$ -

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**Table 9: Transfers within Capital Facilities Fees Funds<sup>7</sup>**

Fund	Transfer Description	Loan Maturity Date	Rate of Interest	Transfer Amount
Fund 3410 - Streets	Transfer Out - Fund 3160 - SR 132 West Expressway - CON			\$ (18,238)
				\$ (18,238)
Fund 3420 - Public Transportation				\$ -
				\$ -
Fund 3430 - Air Quality				\$ -
				\$ -
Fund 3432 - Parks & Air Quality				\$ -
				\$ -
Fund 3440 - Police	Transfer Out - Fund 0100 - Police Department Headquarters			\$ (215,000)
				\$ (215,000)
Fund 3450 - Fire	Transfer Out - Fund 0100 - Fire Station #11			\$ (105,000)
				\$ (105,000)
Fund 3460 - Parks	Transfer Out - Fund 3140 - Dry Creek to TRRP Trail Connection			\$ (7,166)
	Transfer Out - Fund 6710 - TRRP River Pavilion			\$ (6,815)
	Transfer Out - Fund 6710 - TRRP Riverwalk Gateway to Legion			\$ (45,633)
				\$ (59,614)
Fund 3470 - General	Transfer Out - Fund 0100 - Fire Station #11			\$ (180,000)
				\$ (180,000)
Fund 3480 - Administration				\$ -
				\$ -
<b>TOTAL</b>				<b>\$ (577,853)</b>

<sup>7</sup> Financial data is current as of November 1, 2021.



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**Table 10: Capital Improvement Program (CIP) Expenditures<sup>8</sup>**

Fund	CIP Project Number	Project Name	% Funded by Fee	% Funded by Other	Budget	Previous FY's Expenditures	Committed Funds	FY 2020/21 Expenditures	Balance Available	Estimated Construction Start FY	Estimated Construction End FY
Fund 3410 Streets	100046	Pelandale Interch at SR99	71%	29%	\$ 9,509,987	\$ 8,803,388	\$ 381,528	\$ (2,579)	\$ 327,650	2004/15	2022/23
	100048	Claratina/McHenry Plan Lane	100%	0%	\$ 341,500	\$ 39,005	\$ -	\$ -	\$ 302,495	2022/23	2023/24
	100051	Claratina: McHenry/Coffee 4 Ln	100%	0%	\$ 6,062,911	\$ 4,155,210	\$ 585,466	\$ 25,501	\$ 1,296,734	2023/24	2024/25
	100586	CED - 7th St Bridge Tuolumne	92%	8%	\$ 1,023,600	\$ 312,842	\$ -	\$ 118,939	\$ 591,819	2022/23	2024/25
	100614	State Route 132 W. Express	26%	74%	\$ 34,437,560	\$ 29,433,990	\$ 225,458	\$ 1,002,191	\$ 3,775,921	2019/20	2022/23
	100632	Rt Turn Ln McHenry to Briggs	36%	64%	\$ 3,021,892	\$ 1,298,457	\$ 40,410	\$ 558,360	\$ 1,124,665	2020/21	2021/22
	100944	Tuolumne, 7th & B Intersection	100%	0%	\$ 350,000	\$ 471	\$ -	\$ 37	\$ 349,492	2022/23	2023/24
	100945	Hetch-Hetchy Crossing	100%	0%	\$ 5,070,000	\$ 425,671	\$ 33,512	\$ 28,741	\$ 4,582,076	2022/23	2023/24
	101181	Claus Road Plan Line	100%	0%	\$ 250,000	\$ -	\$ -	\$ -	\$ 250,000	2023/24	2024/25
	101182	Standiford Interchange PID	31%	69%	\$ 1,598,000	\$ 10,742	\$ -	\$ 19,627	\$ 1,567,631	2028/29	2029/30
<b>Subtotal</b>								<b>\$ 1,750,816</b>			
Fund 3460 Parks	101017	Mary Grogan Park - Phase 2	100%	0%	\$ 2,963,588	\$ 28,165	\$ 191,000	\$ 55,991	\$ 2,688,432	2022/23	2023/24
<b>Subtotal</b>								<b>\$ 55,991</b>			
<b>TOTAL</b>								<b>\$ 1,806,807</b>			

<sup>8</sup> Financial data is current as of November 1, 2021.

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**Table 11: Exemptions for Accessory Dwelling Units**

Fund	Address	CFF Due	CFF Credit	CFF Paid
Fund 3410	526 Covena Ave.	\$ 4,724.86	\$ (4,724.86)	\$ -
Streets	102 Lane St.	\$ 4,567.42	\$ (4,567.42)	\$ -
	2248 Lambert St.	\$ 4,724.86	\$ (897.72)	\$ 3,827.14
	2531Crommelin Ave.	\$ 4,724.86	\$ (4,724.86)	\$ -
	511 Tuolumne Blvd.	\$ 4,724.86	\$ (4,724.86)	\$ -
	1625 Teresa St.	\$ 4,724.86	\$ (4,724.86)	\$ -
	2305 McRitchie Way	\$ 4,724.86	\$ (4,724.86)	\$ -
	2117 Regent Ct.	\$ 4,724.86	\$ (4,724.86)	\$ -
	3321 Mesquite Way	\$ 4,724.86	\$ (4,724.86)	\$ -
	201 Santa Barbara Ave.	\$ 4,724.86	\$ (4,724.86)	\$ -
	208 Palm Ave.	\$ 4,724.86	\$ (4,724.86)	\$ -
	527 Melrose St. (2 ADUs)	\$ 9,449.71	\$ (9,449.71)	\$ -
	208 Ash St.	\$ 4,724.86	\$ (4,724.86)	\$ -
	2001 Durango Ln.	\$ 4,724.86	\$ (4,724.86)	\$ -
	609 El Vecino Ave.	\$ 8,211.98	\$ (8,211.98)	\$ -
	2402 Monte Vista Ave.	\$ 4,724.86	\$ (4,724.86)	\$ -
<b>Subtotal</b>		\$ 83,652.29	\$ (79,825.15)	\$ 3,827.14
Fund 3420	526 Covena Ave.	\$ 68.93	\$ (68.93)	\$ -
Public	102 Lane St.	\$ 66.77	\$ (66.77)	\$ -
Transportation	2248 Lambert St.	\$ 68.93	\$ (13.10)	\$ 55.83
	2531Crommelin Ave.	\$ 68.93	\$ (68.93)	\$ -
	511 Tuolumne Blvd.	\$ 68.93	\$ (68.93)	\$ -
	1625 Teresa St.	\$ 68.93	\$ (68.93)	\$ -
	2305 McRitchie Way	\$ 68.93	\$ (68.93)	\$ -
	2117 Regent Ct.	\$ 68.93	\$ (68.93)	\$ -
	3321 Mesquite Way	\$ 68.93	\$ (68.93)	\$ -
	201 Santa Barbara Ave.	\$ 68.93	\$ (68.93)	\$ -
	208 Palm Ave.	\$ 68.93	\$ (68.93)	\$ -
	527 Melrose St. (2 ADUs)	\$ 137.86	\$ (137.86)	\$ -
	208 Ash St.	\$ 68.93	\$ (68.93)	\$ -
	2001 Durango Ln.	\$ 68.93	\$ (68.93)	\$ -
	609 El Vecino Ave.	\$ 87.70	\$ (87.70)	\$ -
	2402 Monte Vista Ave.	\$ 68.93	\$ (68.93)	\$ -
<b>Subtotal</b>		\$ 1,188.42	\$ (1,132.59)	\$ 55.83
Fund 3430	102 Lane St.	\$ 759.41	\$ (759.41)	\$ -
Air Quality	609 El Vecino Ave.	\$ 1,466.00	\$ (1,466.00)	\$ -
<b>Subtotal</b>		\$ 2,225.41	\$ (2,225.41)	\$ -
Fund 3432	526 Covena Ave.	\$ 4,299.10	\$ (4,299.10)	\$ -
Parks and Air	102 Lane St.	\$ -	\$ -	\$ -
Quality	2248 Lambert St.	\$ 4,299.10	\$ (816.83)	\$ 3,482.27
	2531Crommelin Ave.	\$ 4,299.10	\$ (4,299.10)	\$ -
	511 Tuolumne Blvd.	\$ 4,299.10	\$ (4,299.10)	\$ -
	1625 Teresa St.	\$ 4,299.10	\$ (4,299.10)	\$ -

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**Table 11, cont'd: Exemptions for Accessory Dwelling Units**

	2305 McRitchie Way	\$ 4,299.10	\$ (4,299.10)	\$ -
	2117 Regent Ct.	\$ 4,299.10	\$ (4,299.10)	\$ -
	3321 Mesquite Way	\$ 4,299.10	\$ (4,299.10)	\$ -
	201 Santa Barbara Ave.	\$ 4,299.10	\$ (4,299.10)	\$ -
	208 Palm Ave.	\$ 4,299.10	\$ (4,299.10)	\$ -
	527 Melrose St. (2 ADUs)	\$ 8,598.20	\$ (8,598.20)	\$ -
	208 Ash St.	\$ 4,299.10	\$ (4,299.10)	\$ -
	2001 Durango Ln.	\$ 4,299.10	\$ (4,299.10)	\$ -
	609 El Vecino Ave.	\$ -	\$ -	\$ -
	2402 Monte Vista Ave.	\$ 4,299.10	\$ (4,299.10)	\$ -
<b>Subtotal</b>		<b>\$ 64,486.50</b>	<b>\$ (61,004.23)</b>	<b>\$ 3,482.27</b>
Fund 3440	526 Covena Ave.	\$ 382.16	\$ (382.16)	\$ -
Police	102 Lane St.	\$ 540.16	\$ (540.16)	\$ -
	2248 Lambert St.	\$ 382.16	\$ (234.36)	\$ 147.80
	2531 Crommelin Ave.	\$ 382.16	\$ (382.16)	\$ -
	511 Tuolumne Blvd.	\$ 382.16	\$ (382.16)	\$ -
	1625 Teresa St.	\$ 382.16	\$ (382.16)	\$ -
	2305 McRitchie Way	\$ 382.16	\$ (382.16)	\$ -
	2117 Regent Ct.	\$ 382.16	\$ (382.16)	\$ -
	3321 Mesquite Way	\$ 382.16	\$ (382.16)	\$ -
	201 Santa Barbara Ave.	\$ 382.16	\$ (382.16)	\$ -
	208 Palm Ave.	\$ 382.16	\$ (382.16)	\$ -
	527 Melrose St. (2 ADUs)	\$ 364.93	\$ (364.93)	\$ -
	208 Ash St.	\$ 382.16	\$ (382.16)	\$ -
	2001 Durango Ln.	\$ 382.16	\$ (382.16)	\$ -
	609 El Vecino Ave.	\$ -	\$ -	\$ -
	2402 Monte Vista Ave.	\$ 382.16	\$ (382.16)	\$ -
<b>Subtotal</b>		<b>\$ 5,873.17</b>	<b>\$ (5,725.37)</b>	<b>\$ 147.80</b>
Fund 3450	526 Covena Ave.	\$ 182.47	\$ (182.47)	\$ -
Fire	102 Lane St.	\$ 176.40	\$ (176.40)	\$ -
	2248 Lambert St.	\$ 182.47	\$ (182.47)	\$ -
	2531 Crommelin Ave.	\$ 182.47	\$ (182.47)	\$ -
	511 Tuolumne Blvd.	\$ 182.47	\$ (182.47)	\$ -
	1625 Teresa St.	\$ 182.47	\$ (182.47)	\$ -
	2305 McRitchie Way	\$ 182.47	\$ (182.47)	\$ -
	2117 Regent Ct.	\$ 182.47	\$ (182.47)	\$ -
	3321 Mesquite Way	\$ 182.47	\$ (182.47)	\$ -
	201 Santa Barbara Ave.	\$ 182.47	\$ (182.47)	\$ -
	208 Palm Ave.	\$ 182.47	\$ (182.47)	\$ -
	527 Melrose St. (2 ADUs)	\$ 764.33	\$ (764.33)	\$ -
	208 Ash St.	\$ 182.47	\$ (182.47)	\$ -
	2001 Durango Ln.	\$ 182.47	\$ (182.47)	\$ -
	609 El Vecino Ave.	\$ -	\$ -	\$ -
	2402 Monte Vista Ave.	\$ 182.47	\$ (182.47)	\$ -
<b>Subtotal</b>		<b>\$ 3,312.84</b>	<b>\$ (3,312.84)</b>	<b>\$ -</b>

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**Table 11, cont'd: Exemptions for Accessory Dwelling Units**

Fund 3460	526 Covena Ave.	\$ -	\$ -	\$ -
Parks	102 Lane St.	\$ 3,395.42	\$ (3,395.42)	\$ -
	2248 Lambert St.	\$ -	\$ -	\$ -
	2531 Crommelin Ave.	\$ -	\$ -	\$ -
	511 Tuolumne Blvd.	\$ -	\$ -	\$ -
	1625 Teresa St.	\$ -	\$ -	\$ -
	2305 McRitchie Way	\$ -	\$ -	\$ -
	2117 Regent Ct.	\$ -	\$ -	\$ -
	3321 Mesquite Way	\$ -	\$ -	\$ -
	201 Santa Barbara Ave.	\$ -	\$ -	\$ -
	208 Palm Ave.	\$ -	\$ -	\$ -
	527 Melrose St. (2 ADUs)	\$ -	\$ -	\$ -
	208 Ash St.	\$ -	\$ -	\$ -
	2001 Durango Ln.	\$ -	\$ -	\$ -
	609 El Vecino Ave.	\$ -	\$ -	\$ -
	2402 Monte Vista Ave.	\$ -	\$ -	\$ -
<b>Subtotal</b>		\$ 3,395.42	\$ (3,395.42)	\$ -
Fund 3470	526 Covena Ave.	\$ 320.33	\$ (320.33)	\$ -
General	102 Lane St.	\$ 308.95	\$ (308.95)	\$ -
Government	2248 Lambert St.	\$ 320.33	\$ (60.86)	\$ 259.47
	2531 Crommelin Ave.	\$ 320.33	\$ (320.33)	\$ -
	511 Tuolumne Blvd.	\$ 320.33	\$ (320.33)	\$ -
	1625 Teresa St.	\$ 320.33	\$ (320.33)	\$ -
	2305 McRitchie Way	\$ 320.33	\$ (320.33)	\$ -
	2117 Regent Ct.	\$ 320.33	\$ (320.33)	\$ -
	3321 Mesquite Way	\$ 320.33	\$ (320.33)	\$ -
	201 Santa Barbara Ave.	\$ 320.33	\$ (320.33)	\$ -
	208 Palm Ave.	\$ 320.33	\$ (320.33)	\$ -
	527 Melrose St. (2 ADUs)	\$ 640.66	\$ (640.66)	\$ -
	208 Ash St.	\$ 320.33	\$ (320.33)	\$ -
	2001 Durango Ln.	\$ 320.33	\$ (320.33)	\$ -
	609 El Vecino Ave.	\$ -	\$ -	\$ -
	2402 Monte Vista Ave.	\$ 320.33	\$ (320.33)	\$ -
<b>Subtotal</b>		\$ 5,113.90	\$ (4,854.43)	\$ 259.47
Fund 3480	526 Covena Ave.	\$ 159.15	\$ (159.15)	\$ -
Administration	102 Lane St.	\$ 151.47	\$ (151.47)	\$ -
	2248 Lambert St.	\$ 159.15	\$ (30.23)	\$ 128.92
	2531 Crommelin Ave.	\$ 159.15	\$ (159.15)	\$ -
	511 Tuolumne Blvd.	\$ 159.15	\$ (159.15)	\$ -
	1625 Teresa St.	\$ 159.15	\$ (159.15)	\$ -
	2305 McRitchie Way	\$ 159.15	\$ (159.15)	\$ -
	2117 Regent Ct.	\$ 159.15	\$ (159.15)	\$ -

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**Table 11, cont'd: Exemptions for Accessory Dwelling Units**

	3321 Mesquite Way	\$ 159.15	\$ (159.15)	\$ -
	201 Santa Barbara Ave.	\$ 159.15	\$ (159.15)	\$ -
	208 Palm Ave.	\$ 159.15	\$ (159.15)	\$ -
	527 Melrose St. (2 ADUs)	\$ 318.31	\$ (318.31)	\$ -
	208 Ash St.	\$ 159.15	\$ (159.15)	\$ -
	2001 Durango Ln.	\$ 159.15	\$ (159.15)	\$ -
	609 El Vecino Ave.	\$ 200.32	\$ (200.32)	\$ -
	2402 Monte Vista Ave.	\$ 159.15	\$ (159.15)	\$ -
	<b>Subtotal</b>	\$ 2,739.05	\$ (2,610.13)	\$ 128.92
	<b>TOTAL</b>	\$ 171,987.00	\$ (164,085.57)	\$ 7,901.43