

**North Vineyard Station Supplemental Drainage**

**Zone 11N Fee and Credit Schedule**

**Effective  
March 1,  
2024**

**SCHEDULE N**

**CREDITS**

Riparian Enhancement Landscaping (Channel) [1]	\$87.39 /LF
Riparian Enhancement Landscaping (Basin perimeter) [1]	\$20.23 /LF
Erosion Control (Channel) [2]	\$15.41 /LF
Lineal Water Quality Features [3]	\$7,698 /EA
Low Flow Crossing [4]	
Box Culvert [4]	
Temporary Pump Station [5]	\$332,602 /EA
Remove Temp Pump Station [6]	\$123,185 /EA
Construct Temporary Weir at Detention Basin E24B	
Construct Temporary Weir at Detention Basin E24A	
Construct Temporary Weir at Detention Basin G41	
<b>Real Estate Acquisition:</b>	
Channel easement in existing and future 100-yr floodplain (top of bank future channel)	\$71,314 /AC
Preserve channel buffer above top of bank [7] [8] [9]	\$178,282 /AC
Detention Basin (unencumbered), less Zone 11 A credit [7] [8] [9]	\$24,246 /AC
Preserve buffer encumbered by aerial utility easement	\$71,312 /AC
Channel easement (top of bank) encumbered by easement for underground utility	\$8,913 /AC
Preserve buffer encumbered by easement for underground utility	\$44,927 /AC

**FEES per acre\* [use straight line interpolation]**

Residence on 2.0 acre or larger parcel	\$0 /AC
Residence on 1.0 acre	\$24,531 /AC
Residence on 0.50 acre	\$26,021 /AC
Residence on 0.25 acre	\$30,046 /AC
Residence on 0.20 acre	\$31,428 /AC
Residence on 0.14 acre	\$35,600 /AC
Residence on 0.10 acre	\$36,678 /AC
Residential RD20 to RD30	\$37,555 /AC
Commercial (office/retail)	\$41,426 /AC
School Campus	\$35,600 /AC
Sports Field	\$0 /AC
Impervious Areas of Park	\$0 /AC

**NOTICE:** 20.00% of the fee obligation must be paid in cash and credits cannot be used.

**Footnotes:**

- \* Acreage, over which fee is applied, is calculated same as Zone 11 per Section 2.50.050(H)
- 1. Credit amount shall be the least of actual cost or unit price shown in this fee plan
- 2. Jute mat or equivalent (hydroseed is Zone 11A on Schedule D)
- 3. Credit for fine grading and erosion work at non-trunk inline water quality as shown on landscape plan
- 4. Credit amount shall be the least of Schedule D unit price or total shown in this fee plan for each feature
- 5. Credit amount shall be the least of actual cost or unit price shown in this fee plan
- 6. Credit amount shall be actual cost or unit price shown in this fee plan
- 7. Maximum land value credit if not encumbered (e.g. by existing easement, vernal pool, wetland)
- 8. Assuming Zone 11A maximum obligation of \$100,000 per acre (2004), ENR inflated to \$ 154,034 /AC
- 9. Credit calculation for buffer and basin land encumbered by wetlands, requiring off-site mitigation per Corps permit, will be less zero dollars or the unit price shown less the actual off-site mitigation cost, whichever is greater.

<b>Vineyard Springs Supplemental Drainage Fee</b>		
<b>Zone 11W Fee and Credit Schedule</b>		
<b>SCHEDULE W</b>	Effective March 1, 2024	
<b>FEE SCHEDULE</b>		
Residence on 1 acre	\$16,371	/AC
Residence on 0.5 acre	\$16,862	/AC
Residence on 0.2 acre	\$19,802	/AC
Residence on 0.12 acre	\$21,650	/AC
Residential on RD20 to RD30	\$24,042	/AC
Commercial and Parking Lots	\$26,587	/AC
Public School Campus	\$20,753	/AC
Active Park	\$0	/AC
Open Space	\$0	/AC
<b>NOTES</b>		
Interpolate between above listed fees based on development density in same manner as Zone 11A fee		
Area over which fee is applied is calculated in same manner as Zone 11A fee		
<b>CREDITS</b>		
Riparian Enhancement Landscaping (Channel) [1]	\$87	/LF
Riparian Enhancement Landscaping (Basin Perimeter) [1]	\$19	/LF
Erosion Control [2]	\$14	/LF
Lineal Water Quality Features [3]	\$7,699	/EA
Trails and Drainage Maintenance Access		
Creel Trail Crossings		
Low Flow Crossings [4]		
Temporary Weir at G46 Basin		
Truck Haul [5]		
Real Estate Acquisition [6],[7] --		
Channel Easement in Future Channel Floodplain (from/to top of bank)	\$71,314	/AC
Upland Buffer (unincumbered)	\$178,285	/AC
Water Quality Basin Land (unincumbered) [8]	\$178,285	/AC
Basin and Channel Preserve (encumbered by aerial easement)	\$71,314	/AC
Channel (encumbered by underground utility easement)	\$8,915	/AC
Basin and Channel Preserve (encumbered by underground and arial easements)	\$44,927	/AC
<b>NOTES</b>		
1. Credit amount shall be least of amounts listed on the schedule or actual cost		
2. Jute mat or equivalent (hydroseed is paid by Zone 11A)		
3. Credit for fine grading and erosion work at non-trunk inline water quality as shown on landscape plan		
4. Credit amount shall be least of Schedule D unit prices or amount shown on Table 1		
5. Price per cubic yard if material is excavated for the benefit of Water Resources and cannot be scraper hauled to a fill site (in addition to Zone 11A, Schedule D credit amount)		
6. Credit amount for land shall be the least of listed values or valuation by County Real Estate Division		
7. Land value will be reduced by the cost of wetlands that are being mitigated (off-site) by this fee plan		
8. Only for water quality basins serving more watershed than lands controlled by the developer receiving the credits		