

**EAST CONTRA COSTA  
REGIONAL FEE AND FINANCING AUTHORITY**

Antioch – Brentwood – Contra Costa County – Oakley – Pittsburg

**A JOINT EXERCISE OF POWERS AGENCY**

255 Glacier Drive, Martinez, CA 94553

**AGENDA  
Board of Directors**

**Thursday, December 14, 2023  
6:30 p.m.**

**Tri-Delta Transit Meeting Room  
801 Wilbur Avenue  
Antioch, California**

This is an in-person meeting of the Board of Directors with the option for members of the public to appear in person or to participate via Zoom teleconference. Persons who wish to address the Board during public comment or with respect to an item on the agenda may comment in person or may call in or log in to the meeting via Zoom.

To participate by phone, dial +1 669 444 9171 US.

The meeting ID is 931 0987 9896 Passcode: 003220

To participate online using Zoom, hold down CTRL + click the following:

[Join Zoom Meeting Here](#)

Meeting ID: 931 0987 9896 (Passcode: 003220)

Public comments will generally be limited to two minutes. The Board Chair may reduce the amount of time allotted for each public comment at the beginning of each item or public comment period depending on the number of comments and the business of the day. Your patience is appreciated. A break may be called at the discretion of the Board Chair. At the discretion of the Board Chair, agenda items may be considered out of order.

To obtain a copy of a staff report or other written materials related to an open session item on the agenda, please contact Dale Dennis by phone at (925) 595-4587, or by email to [Dale.Dennis@pw.cccounty.us](mailto:Dale.Dennis@pw.cccounty.us).

**Board of Directors:**

Diane Burgis, Contra Costa County – Chair  
Lamar Thorpe, City of Antioch – Vice Chair  
Joel Bryant, City of Brentwood  
Aaron Meadows, City of Oakley  
Shanelle Scales-Preston, City of Pittsburg

**Authority Staff Office:**

Contra Costa County  
255 Glacier Drive  
Martinez, CA 94553  
(925) 313-2000

**EAST CONTRA COSTA  
REGIONAL FEE AND FINANCING AUTHORITY**

Antioch – Brentwood – Contra Costa County – Oakley – Pittsburg

**A JOINT EXERCISE OF POWERS AGENCY**

255 Glacier Drive, Martinez, CA 94553

**Agenda  
December 14, 2023**

1. Call to Order
2. Public Comment
3. Consent Items
  - A. **APPROVE** minutes of the June 8, 2023 meeting (July, August, September October and November 2023 meetings cancelled).
  - B. **ADOPT** Resolution No. 2023/01 (attached) approving an additional, two-year extension of the current ECCRFFA temporary fee-incentive program, under which ECCRFFA will grant a 15% fee rebate from January 1, 2024 through December 31, 2025, with an option for periodic re-evaluation; and **DIRECT** Member Agencies to issue the fee rebates on behalf of ECCRFFA at the time of issuing building permits.
  - C. **APPROVE** the ECCRFFA AB1600 Report for period ending June 30, 2023.
4. Determination
5. Boardmember Comments
6. Adjournment

The Authority will provide reasonable accommodations for persons with disabilities planning to attend Board meetings who contact the Staff at least 24 hours before the meeting, at (925) 595-4587. Any disclosable public records related to an open session item on a regular meeting agenda and distributed by the East Contra Costa Regional Fee and Financing Authority to a majority of members of the Board of Directors less than 72 hours prior to that meeting are available for public inspection at the meeting location and at 255 Glacier Drive, Martinez, CA during normal business hours. To obtain a copy of any such materials by email after the meeting, please contact Dale Dennis at [Dale.Dennis@pw.cccounty.us](mailto:Dale.Dennis@pw.cccounty.us).

**Board of Directors:**

Diane Burgis, Contra Costa County – Chair  
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Shanelle Scales-Preston, City of Pittsburg

**Authority Staff Office:**

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Martinez, CA 94553  
(925) 313-2000

**EAST CONTRA COSTA  
REGIONAL FEE AND FINANCING AUTHORITY  
Antioch - Brentwood - Oakley - Pittsburg and Contra Costa County**

**JOINT EXERCISE OF POWERS AGENCY**

June 8, 2023

The regular meeting of the EAST CONTRA COSTA REGIONAL FEE AND FINANCING AUTHORITY (ECCRFFA) was convened as an in-person meeting with the option for members of the public to appear in person or to participate via Zoom teleconference. Members of the public were permitted to participate in the meeting online, or by telephone, and in lieu of making public comments at the meeting, members of the public could submit public comments before or during the meeting through [dodennis@thecyberjungle.com](mailto:dodennis@thecyberjungle.com).

The regular meeting was called to order by Chair Burgis at 6:48 P.M.

**ROLL CALL**

**PRESENT:** Joel Bryant (Brentwood), Aaron Meadows (Oakley), Shanelle Scales-Preston (Pittsburg), and Chair Diane Burgis (Contra Costa County)

**ABSENT:** Vice Chair Lamar Thorpe (Antioch)

**STAFF:** Steve Kowalewski, Chief Deputy Director, Contra Costa County Public Works Department  
Stephen Siptroth, Assistant County Counsel  
Dale Dennis, Program Manager (Remote)

**PUBLIC COMMENT**

No written comments were submitted, or oral comments made, by any member of the public.

**CONSENT ITEMS**

On motion by Director Scales-Preston, seconded by Director Meadows, the Authority adopted the Consent Calendar, as shown, carried by the following Roll Call vote:

- A. APPROVED minutes of the February 15, 2023 and February 20, 2023 meetings (March, April and May 2023 meetings cancelled).
- B. APPROVED Fiscal Year 2022/2023 End of Year Budget.
- C. APPROVED Fiscal Year 2023/2024 Budget.

- D. Cooperative Agreement and Appropriation Resolution for Sand Creek Road Extension Project. The Board TOOK the following actions:
1. APPROVED the Cooperative Agreement with the City of Brentwood related to collaborative development of transportation improvements for the Sand Creek Road Extension Project and AUTHORIZED the Secretary or designee to execute the Cooperative Agreement on behalf of the Authority substantially in the form attached to the staff report dated June 8, 2023 inclusive of any non-substantive changes negotiated by the Secretary or designee; and
  2. APPROVED Appropriation Resolution No. 23/01 appropriating \$4,105,641 for the City of Brentwood to complete the environmental, design and construction phases of the Project and AUTHORIZED the Secretary or designee to execute the Appropriation Resolution No. 23/01 on behalf of the Authority.
- E. APPROVED an Amendment to the Consulting Services Agreement between the Authority and Fehr and Peers, to increase the payment limit by \$25,000, from \$265,500 to a new payment limit of \$290,500, and to extend the termination date from June 30, 2023, to a new termination date of June 30, 2024, to prepare the nexus study and provide technical support.
- F. APPROVED an Amendment to the Consulting Services Agreement between the Authority and PDM Group Inc., to increase the payment limit by \$200,304 to a new payment limit of \$2,060,703, and to extend the termination date from June 30, 2023, to a new termination date of June 30, 2024, for continued Program Manager services, and AUTHORIZED the Secretary, or designee, to execute the amendment on behalf of the Authority.
- G. APPROVED Amendment to agreement with Anita L. Tucci-Smith – Minute Taking Services for the Authority, to extend the termination date from June 30, 2023, to a new termination date of June 30, 2024, with no change in payment limit.

AYES: Bryant, Meadows, Scales-Preston, Burgis

NOES: None

ABSTAIN: None

ABSENT: Thorpe

#### **DETERMINATION**

There were no Determination Items.

#### **BOARDMEMBER COMMENTS**

Chair Burgis requested that the ECCRFFA website be upgraded and asked that staff provide a status report at the next meeting.

**ADJOURNMENT**

Chair Burgis adjourned the meeting of the East Contra Costa Regional Fee and Financing Authority at 6:52 P.M. to Thursday, July 13, 2023 at 6:30 P.M. or other day/time deemed appropriate.

Respectfully submitted,

Anita L. Tucci-Smith  
Minutes Clerk



**EAST CONTRA COSTA  
REGIONAL FEE AND FINANCING AUTHORITY**

**DATE:** December 14, 2023

**TO:** Board of Directors

**FROM:** Dale Dennis, Program Manager



**SUBJECT:** Approve Resolution Adopting Further Extension of Temporary Fee Incentive Program for Residential Uses

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**Recommendation:** **ADOPT** Resolution No. 2023/01 (attached) approving an additional, two-year extension of the current ECCRFFA temporary fee-incentive program, under which ECCRFFA will grant a 15% fee rebate from January 1, 2024 through December 31, 2025, with an option for periodic re-evaluation; and **DIRECT** Member Agencies to issue the fee rebates on behalf of ECCRFFA at the time of issuing building permits.

**Discussion**

On December 8, 2011, the Board approved a temporary 50% fee rebate program for a two-year period for residential uses only, with the option to re-evaluate periodically. On August 8, 2013, ECCRFFA extended the temporary fee rebate program for a two-year period, with a 50% fee rebate for payment of RTDIM Fees (residential uses only) applicable through December 31, 2013, a 38% fee rebate applicable from January 1, 2014 through December 31, 2014, and a 29% fee rebate applicable from January 1, 2015 through December 31, 2015, with an option for periodic re-evaluation. On December 11, 2014, ECCRFFA extended the temporary fee rebate program for an additional, two-year period by granting a 22% fee rebate from January 1, 2016 through December 31, 2016, and a 15% fee rebate from January 1, 2017 through December 31, 2017, with an option for periodic re-evaluation. On September 14, 2017, ECCRFFA extended the temporary fee rebate program for an additional, two-year period by granting a 15% fee rebate from January 1, 2018 through December 31, 2019, with an option for periodic re-evaluation. On December 12, 2019, ECCRFFA extended the temporary fee rebate program for an additional, two-year period by granting a 15% fee rebate from January 1, 2020 through

**ACTION OF BOARD ON** \_\_\_\_\_

**APPROVED AS RECOMMENDED** \_\_\_ **OTHER** \_\_\_

**VOTE OF DIRECTORS**

\_\_\_\_\_ **UNANIMOUS (ABSENT** \_\_\_\_\_)

**AYES:** \_\_\_\_\_ **NOES:** \_\_\_\_\_

**ABSENT:** \_\_\_\_\_ **ABSTAIN:** \_\_\_\_\_

I hereby certify that this is a true and correct copy of an action taken and entered on the minutes of the Board of Directors on the date shown.

**ATTESTED** \_\_\_\_\_

Secretary to the Authority

December 31, 2021, with an option for periodic re-evaluation. On December 09, 2021, ECCRFFA extended the temporary fee rebate program for an additional, two-year period by granting a 15% fee rebate from January 1, 2022 through December 31, 2023, with an option for periodic re-evaluation.

Under the current ECCRFFA fee rebate program, as previously extended, the original RTDIM fee schedule, which was approved by the Board in 2005, has remained the same, with the fee rebate program scheduled to automatically expire on December 31, 2023. Absent further evaluation and Board action before December 31, 2023, the ECCRFFA fee rebates would end at that time and residential fees would resume at the full current fee schedule, which is based on fees originally approved by ECCRFFA in 2005. However, based on the Third and Fourth Amendments to the ECCRFFA Joint Exercise of Powers Agreement, the 15% rebate needs to remain in place to maintain consistency with the PRTDIM fees charged by the City of Pittsburgh.

Staff now recommends that the ECCRFFA temporary fee-incentive program be further extended for an additional, two-year period by granting a 15% fee rebate from January 1, 2024 through December 31, 2025, with an option for periodic re-evaluation.

The attached resolution would formally extend the ECCRFFA temporary fee-incentive program and requires no action by the ECCRFFA member agencies to modify their existing fee ordinances or resolutions. The full ECCRFFA RTDIM fee will still be calculated and collected by each member agency at the time of the issuance of a building permit, but for residential uses a 15% fee rebate will be given administratively from January 1, 2024 through December 31, 2025, with an option for periodic re-evaluation. If the additional extension is approved, the ECCRFFA temporary fee-incentive program would automatically expire at the end of 2025, unless terminated or modified earlier by the Board, or unless further extended by the Board.



RESOLUTION NO. 2023/01

A RESOLUTION OF THE BOARD OF DIRECTORS OF THE EAST CONTRA COSTA REGIONAL FEE AND FINANCING AUTHORITY FURTHER EXTENDING AND MODIFYING THE TEMPORARY FEE INCENTIVE PROGRAM AND GRANTING REBATES AGAINST REGIONAL TRANSPORTATION-DEVELOPMENT IMPACT MITIGATION FEES

The Board of Directors of the East Contra Costa Regional Fee and Financing Authority hereby **finds** the following to be true and correct:

1. Effective August 9, 1994, the Cities of Antioch, Brentwood, and Pittsburg, together with the County of Contra Costa, entered into an Agreement pursuant to California Government Code Section 6500 et seq., entitled “East Contra Costa Regional Fee and Financing Authority Joint Exercise of Powers Agreement” (referred to as the “Agreement”), which provided for the creation of a separate Joint Powers Agency (“ECCRFFA”), to assist in the establishment of a Uniform Regional Development Fee Program and the funding and implementation of transportation improvement projects in the East County area. In 1999, the parties amended the Agreement to add Oakley as an additional member of ECCRFFA. In 2010, the City of Pittsburg purported to withdraw from ECCRFFA, but rejoined in September 2013. The Cities of Antioch, Brentwood, Oakley and Pittsburg and the County are currently the “Member Agencies” of ECCRFFA.

2. Pursuant to the Agreement, ECCRFFA has established its purposes—namely,

A. To establish a Uniform Regional Development Fee Program within the region, and to coordinate planning and implementation of the Fee Program within a single public agency.

B. To identify Projects to be funded by the Fee Program solely or in conjunction with other funding sources.

C. To establish funding goals for identified projects, and to seek commitments from the Parties to this Agreement regarding funding for the Projects.

D. To establish an implementation schedule for Projects.

E. To establish fee collection, financing, and management mechanisms, and to formalize institutional arrangements for the implementation of the Fee Program.

3. Pursuant to the *Mitigation Fee Act*, California Government Code Section 66000, et seq., a local agency is authorized to charge a fee to development applicants in connection with approval of a development project for the purpose of defraying all or a portion of the costs of public facilities related to the development project.

4. On June 16, 2005, the ECCRFFA Board adopted Resolution No. 2005/06 approving Regional Transportation-Development Impact Mitigation (“RTDIM”) Fees for funding regional transportation projects in eastern Contra Costa County.



5. The Member Agencies subsequently adopted fee resolutions and ordinances imposing RTDIM Fees on all new development within the Member Agencies' respective jurisdictions.

6. Building permit activity in eastern Contra Costa County has decreased substantially as a result of the Great Recession and the ensuing financial and economic problems from 2008 through the present.

7. The decrease in building permit activity in eastern Contra Costa County has resulted in a substantial decrease in the collection of ECCRFFA RTDIM Fees by the Member Agencies.

8. The further extension and modification of the fee incentive program previously adopted by ECCRFFA on December 8, 2011 (see Resolution No. 2011/01), extended and modified by ECCFFA on August 8, 2013 (see Resolution No. 2013/01), extended and modified on December 11, 2014 (see Resolution No. 2014/02) extended and modified on September 14, 2017 (see Resolution No. 2017/01), and extended and modified on December 12, 2019 (see Resolution No. 2019/01, and extended and modified on December 9, 2021 (see Resolution No. 2021/03 would benefit ECCRFFA and its regional transportation program in that it would ake available RTDIM Fees that otherwise would not have been collected or that would have been delayed.

9. The earlier payment of RTDIM Fees, as facilitated by the fee incentive program, would enable ECCRFFA to implement remaining regional transportation projects in a more timely manner.

10. The ECCRFFA Board wishes to further extend and modify the temporary fee incentive program without affecting the fee schedule set forth in Resolution No. 2005/06 and the fee resolutions and ordinances adopted by the Member Agencies.

11. The extension and modification of the temporary fee incentive program is consistent with the Third and Fourth Amendments to the ECCRFFA joint exercise of powers agreement.

NOW, THEREFORE, the Board of Directors of the East Contra Costa Regional Fee and Financing Authority does hereby RESOLVE:

I. The Board makes the above findings and declares that it has relied on the findings in adopting this Resolution.

II. The Board further extends and modifies the temporary fee incentive program ("Program") for RTDIM Fees collected pursuant to Resolution No. 2005/06 and the fee resolutions and ordinances adopted by the Member Agencies of ECCRFFA.

III. To implement the Program, ECCRFFA Member Agencies shall grant the following rebates to all applicants who pay RTDIM Fees for residential uses (i.e., single family residential units, duet homes, residential condominiums, and multi family residential):

15% rebate – January 1, 2024 through December 31, 2025.

IV. The Program shall apply through December 31, 2025 and shall automatically expire at the end of that period unless extended by the Board. The Program shall be subject to reevaluation at any time, and the Board reserves the right to terminate or modify the Program at any time in the Board's sole discretion.

V. The Board directs that the Member Agencies to continue collecting RTDIM Fees pursuant to the fee schedule in Resolution No. 2005/06 and the fee resolutions and ordinances adopted by the Member Agencies and that the Member Agencies apply the fee rebate granted by ECCRFFA at the time of fee collection.

VI. For all RTDIM Fees paid during the effective period of the Program, the Member Agencies shall disburse to ECCRFFA the RTDIM FEES set forth in the fee schedule in Resolution No. 2005/06 and the fee resolutions and ordinances adopted by the Member Agencies, less the fee rebate granted by ECCRFFA.

VII. Nothing in this Resolution is intended or shall be construed to amend the RTDIM fee schedule set forth in Resolution No. 2005/06 or the fee resolutions and ordinances adopted by the Member Agencies.

VIII. This Resolution shall supplement the following resolutions: 1) Resolution No. 2011/01 adopted by the Board on December 8, 2011; 2) Resolution No. 2013/01 adopted by the Board on August 8, 2013; 3) Resolution No. 2014/02 adopted by the Board on December 11, 2014; 4) Resolution 2017/01 adopted by the Board on September 14, 2017; 5) Resolution 2019/01 adopted by the Board on December 12, 2019; and 6) Resolution 2021/03 adopted by the Board on December 09, 2021.

IX. This Resolution shall take effect immediately.

PASSED AND ADOPTED at a regular meeting of the Board of Directors held the 14<sup>th</sup> day of December 2023.

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Diane Burgis, Board Chair

ATTEST: Brian Balbas, Secretary

By: \_\_\_\_\_



**EAST CONTRA COSTA  
REGIONAL FEE AND FINANCING AUTHORITY**

**DATE:** December 14, 2023

**TO:** Board of Directors

**FROM:** Dale Dennis, Program Manager



**SUBJECT:** ECCRFFA AB1600 Report for Period Ending June 30, 2023

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**Recommendation:** **APPROVE** the ECCRFFA AB1600 Report for period ending June 30, 2023.

**Discussion:**

The purpose of the East Contra Costa Regional Fee and Financing Authority (ECCRFFA) AB1600 Report is to satisfy certain state law requirements that apply to regional transportation demand impact mitigation (RTDIM) fees. In California, State legislation set certain legal and procedural parameters for the charging of development impact fees ("DIFs"), such as ECCRFFA's development impact fee. This legislation was passed as AB1600 by the California Legislature and is now codified as California Government Code Sections (GC §) 66000 through 66025 (the "Mitigation Fee Act"). The Mitigation Fee Act imposes requirements on local agencies that impose DIFs, including requirements related to the accounting of DIF revenues. ECCRFFA's RTDIM fees are a type of DIF and are subject to the requirements of the Mitigation Fee Act.

GC § 66006(b) states the following requirements as pertains to DIFs:

For each separate account or fund established, the local agency shall, within 180 days after the last day of each fiscal year, make available to the public the following information for the fiscal year:

- (A) A brief description of the type of fee in the account or fund.
- (B) The amount of the fee.
- (C) The beginning and ending balance of the account or fund.
- (D) The amount of the fees collected and interest earned.
- (E) An identification of each public improvement on which fees were expended and

**ACTION OF BOARD ON** \_\_\_\_\_

**APPROVED AS RECOMMENDED** \_\_\_ **OTHER** \_\_\_

**VOTE OF DIRECTORS**

\_\_\_\_\_ **UNANIMOUS (ABSENT** \_\_\_\_\_)

**AYES:** \_\_\_\_\_ **NOES:** \_\_\_\_\_

**ABSENT:** \_\_\_\_\_ **ABSTAIN:** \_\_\_\_\_

I hereby certify that this is a true and correct copy of an action taken and entered on the minutes of the Board of Directors on the date shown.

**ATTESTED** \_\_\_\_\_

Secretary to the Authority



the amount of expenditures on each improvement including the total percentage of the cost of the public improvement that was funded with fees.

(F) An identification of 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.

(G) A description of each interfund transfer or loan made from the account or fund, including the public improvement on which the transferred or loaned 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. There were no interfund transfers.

(H) The amount of refunds made (as pursuant to GC § 66001(e)) due to sufficient funds being collected to complete financing on incomplete public improvements, and the amount of reallocation of funds made (as pursuant to GC § 66001(f)) due to administrative costs of refunding unexpended revenues exceeding the amount to be refunded. There were no refunds issued.

The ECCRFFA AB1600 Report satisfies the above requirements as they apply to RTDIM fee revenues for the fiscal year ending June 30, 2023.

In addition, for all funds established for the collection and expenditures of development impact fees, California Government Code Section 66001 (d) has additional requirements. For the fifth fiscal year following the first deposit into the fund and every five years after, the local agency shall make all of the following findings with respect to that portion of the fund remaining unexpended, whether committed or uncommitted.

- A. Identify the purpose to which the fee is to be put.
- B. Demonstrate a reasonable relationship between the fee and purpose for which it is charged.
- C. Identify all sources and amounts of funding anticipated to complete financing in incomplete improvements.
- D. Designate the approximate dates on which the funding is expected to be deposited into the appropriate account or fund.

As described in the report, as of June 30, 2023, ECCRFFA did not have any RTDIM fee revenues that have been held past the fifth year following their first deposit.

Staff recommends the Board approved the attached ECCRFFA AB1600 Report, which provides the information listed above, where applicable.



**East Contra Costa  
Regional Fee Program**

**AB1600 Report  
For  
Fiscal Year Ending June 30, 2023**

**East Contra Costa Regional  
Fee and Financing Authority**

**December 2023**

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# 1. INTRODUCTION

## LEGAL REQUIREMENTS FOR DEVELOPMENT IMPACT FEE REPORTING

### 1) California Government Code Section 66006(b)

In California, State legislation sets certain legal and procedural parameters for the charging of development impact fees (“DIFs”). This legislation was passed as AB1600 by the California Legislature and is now codified as California Government Code Sections (GC §) 66000 through 66025 (“Mitigation Fee Act”). This State law went into effect in 1987. The East Contra Costa Regional Fee and Financing Authority (ECCRFFA) collects regional transportation development impact mitigation (RTDIM) fees, a type of DIF. The RTDIM fees are subject to the requirements of the Mitigation Fee Act.

GC § 66006(b)(1) states the following requirements as pertains to DIFs:

For each separate account or fund established, the local agency shall, within 180 days after the last day of each fiscal year, make available to the public the following information for the fiscal year (the applicable page numbers in this report are provided for reference):

(A) A brief description of the type of fee in the account or fund. (Page 3)

(B) The amount of the fee. (Page 4)

(C) The beginning and ending balance of the account or fund. (Page 5)

(D) The amount of the fees collected and interest earned. (Page 5)

(E) An identification of each public improvement on which fees were expended and the amount of expenditures on each improvement including the total percentage of the cost of the public improvement that was funded with fees. (Page 7)

(F) An identification of 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. (Page 7)

(G) A description of each interfund transfer or loan made from the account or fund, including the public improvement on which the transferred or loaned 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. There were no interfund transfers during the fiscal year covered by this report.

(H) The amount of refunds made (as pursuant to GC § 66001(e)) due to sufficient funds being collected to complete financing on incomplete public improvements, and the amount of reallocation of funds made (as pursuant to GC § 66001(f)) due to administrative costs of refunding unexpended revenues exceeding the amount to be refunded. There were no refunds issued during the fiscal year covered by this report.

2) California Government Code Section 66001(d)

For all funds established for the collection and expenditures of development impact fees, California Government Code Section 66001(d) has additional requirements. For the fifth fiscal year following the first deposit into the fund and every five years after, the local agency shall make all of the following findings with respect to that portion of the fund remaining unexpended, whether committed or uncommitted.

- A. Identify the purpose to which the fee is to be put.
- B. Demonstrate a reasonable relationship between the fee and purpose for which it is charged.
- C. Identify all sources and amounts of funding anticipated to complete financing in incomplete improvements.
- D. Designate the approximate dates on which the funding is expected to be deposited into the appropriate account or fund.

As shown in the table on page 5, as of June 30, 2023, ECCRFFA does not have any RTDIM funds that have been held past the fifth year following their first deposit.

3) Additional Notes

The State of California Government Code Section 66002 states that local agencies that have developed a fee program may adopt a Capital Improvement Program (CIP) indicating the approximate location, size and timing of projects, plus an estimate for the cost of all facilities or improvements to be financed by fees. A formal CIP is recommended, at a minimum, as a five-year plan. ECCRFFA periodically prepares a Strategic Plan that addresses the topics described above. The current ECCRFFA Strategic Plan was last approved in July 2022 and includes planned project expenditures through Fiscal Year 2026/27. ECCRFFA's current adopted Strategic Plan is available upon request.

- 4) ECCRFFA's Development Fee Program has been in effect in East Contra Costa County since FY 1994/95. The Authority conducted an update of the fee program in 2001 to help fund an expanded list of regional transportation improvements. In the summer of 2005, the Authority completed a comprehensive update of its RTDIM fee program. In June 2005, the ECCRFFA Board approved the East Contra Costa Regional Fee Program Update Final Report. In October 2020, the ECCRFFA Board approved another East Contra County Regional Fee Program Update to expand the list of regional transportation improvements to include the Sand Creek Road Extension Project. Adjustments to the fees are made annually in accord with the Engineering News Record Construction Cost Index. The program sets forth the relationship between contemplated future development, facilities needed to serve future development and the estimated costs of those improvements. The program is reviewed periodically to address updated information on project costs and completion schedules. Many of ECCRFFA's projects are financed with a combination of RTDIM fee revenues and funding from other sources (e.g., Measure J funds).

5) Funding of Infrastructure

The ECCRFFA July 2022 Strategic Plan identifies all funding sources and amounts for individual projects through FY 2026/27. The Strategic Plan is updated periodically to reflect the status of current projects being delivered, as well as the opportunity to fund additional projects as projects are completed. ECCRFFA continues to seek other funding sources to help fund the projects included in ECCRFFA's Project List.

6) Current Major Projects

As of the date of this report, a number of ECCRFFA projects are in various stages of being completed as shown in Table 1 below.

<b>TABLE 1</b> <b>Status of Current ECCRFFA Projects</b>		
<b>Project Number</b>	<b>Project Name</b>	<b>Status</b>
1	SR 4 Freeway Widening	Completed
2	SR 4 Bypass – Segment 1	Completed
2	SR160/SR 4 Interchange Connectors	Completed
3	SR 4 Bypass – Segment 2	Closeout
3	Sand Creek Interchange	Completed Phase 1
3	Mokelumne Bicycle/Pedestrian Overcrossing	Construction
4	SR 4 Bypass – Segment 3	Completed Phase 1
4	Balfour Road Interchange	Closeout
5	Laurel Road Extension	Completed
16	James Donlon Extension (Antioch Portion)	Completed
26	eBART Extension to Hillcrest Avenue	Completed
27	Sand Creek Road Extension	Construction

**DESCRIPTION OF DEVELOPMENT IMPACT FEES**

**Regional Transportation Development Impact Fees** – ECCRFFA collects RTDIM fees to fund transportation improvements necessary to accommodate transportation demands generated by new development in East Contra Costa County. Please see the *East Contra Costa Regional Fee Program Update Final Report*, dated June 16, 2005, for more information about the purpose of the program and its consistency with AB 1600 requirements.



## CURRENT FEE SCHEDULE

Presented below is ECCRFFA's current RTDIM fee schedule for 2023.

<b>TABLE 2</b> <b>East Contra Costa Regional Fee and Finance Authority</b> <b>Fee Schedule Effective January 1, 2023</b>					
Fee Category	Prior Fee	Index	New Fee (as of Jan 1, 2023)	ECCRFFA Fee Rebate	New Fee Less Rebate
Single-Family Residential	\$26,445	4.77%	\$27,706	15%	\$23,550
Multi-Family Residential	\$16,234	4.77%	\$17,008	15%	\$14,457
Commercial	\$2.20	4.77%	\$2.30		\$2.30
Office	\$1.91	4.77%	\$2.00		\$2.00
Industrial	\$1.91	4.77%	\$2.00		\$2.00
Other	\$26,445	4.77%	\$27,706		\$27,706

Note: A 1% administrative charge is allowed in addition to the fees shown, for RTDIM fee program administration.

## 2. DEVELOPMENT IMPACT FEE REPORT

TABLE 3

ECCRFFA Regional Developer Fee Fund					
Statement of Revenues, Expenditures and Changes in Fund Balance					
Last Five Fiscal Years					
Description	FY 2018/19	FY 2019/20	FY 2020/21	FY 2021/22	FY 2022/23
<b>REVENUES</b>					
Fees Collected	20,206,304.61	18,316,041.85	36,437,713.69	34,474,224.79	<b>17,977,967.33</b>
Interest Earnings	23,358.83	24,781.61	9,121.47	3,021.02	<b>18,818.51</b>
Other Revenues			1,221,295.33		
<b>Total Revenues</b>	<b>20,229,663.44</b>	<b>18,340,823.46</b>	<b>37,668,130.49</b>	<b>34,477,245.81</b>	<b>17,996,785.84</b>
<b>EXPENDITURES</b>					
Expenditures	16,196,171.60	13,739,492.75	15,799,116.91	1,253,097.49	<b>1,062,671.68</b>
<b>Total Expenditures</b>	<b>16,196,171.60</b>	<b>13,739,492.75</b>	<b>15,799,116.91</b>	<b>1,253,097.49</b>	<b>1,062,671.68</b>
<b>REVENUES OVER (UNDER) EXPENDITURES</b>	<b>4,033,491.84</b>	<b>4,601,330.71</b>	<b>21,869,013.58</b>	<b>33,224,148.32</b>	<b>16,934,114.16</b>
<b>Fund Balance, Beginning of Year</b>	<b>30,326,689.04</b>	<b>34,360,180.88</b>	<b>38,961,511.59</b>	<b>60,830,525.17</b>	<b>94,054,673.49</b>
<b>Fund Balance, End of Year</b>	<b>34,360,180.88</b>	<b>38,961,511.59</b>	<b>60,830,525.17</b>	<b>94,054,673.49</b>	<b>110,988,787.65</b>
<b>Five-Year Revenue Test Using First In First Out Method</b>					
Available Revenue Current Year	20,229,663.44	18,340,823.46	37,668,130.49	34,477,245.81	<b>17,996,785.84</b>
Available Revenue Prior Fiscal Year (2-yr Old Funds)	14,130,517.44	20,229,663.44	18,340,823.46	37,668,130.49	<b>34,477,245.81</b>
Available Revenue Prior Fiscal Year (3-yr Old Funds)		391,024.69	4,821,571.22	18,340,823.46	<b>37,668,130.49</b>
Available Revenue Prior Fiscal Year (4-yr Old Funds)				3,568,473.73	<b>18,340,823.46</b>
Available Revenue Prior Fiscal Year (5-yr Old Funds)					<b>2,505,802.05</b>
Available Revenue Greater than Five Prior Fiscal Years					
<b>Total Revenue Available</b>	<b>34,360,180.88</b>	<b>38,961,511.59</b>	<b>60,830,525.17</b>	<b>94,054,673.49</b>	<b>110,988,787.65</b>
Result: Five Year Revenue test met in accordance with Government Code 66001					

### **3. DEVELOPMENT FEE PROJECT IDENTIFICATION**

The following table provides the information required by Government Code section 66006, subdivisions (b)(1)(E) and (b)(1)(F).

- An identification of each public improvement on which fees were expended and the amount of expenditures on each improvement, including the total percentage of the cost of the public improvement that was funded with fees; and
- An identification of 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.



**TABLE 4**  
**Development Fee Project Identification as of June 30, 2023 (\$ millions)**

Project Number	Project Name	Phase	Estimated Construction Dates				Development Fees			
			Funding and Start	Open to Traffic	Project Closeout	5-Yr Cost (FY17/18 – FY22/23)	Est Total Cost	Est Total Funding	Funding to Date	% Funded with Fees
1	SR 4 Freeway Widening	Completed	2001	2016	2018	\$0.0	\$633.5	\$2.0	\$2.0	0.3%
2	SR 4 Bypass – Segment 1	Completed	2005	2008	2018	\$0.0	\$114.7	\$89.7	\$89.7	78.2%
2	SR160/SR 4 Interchange Connectors	Completed	2014	2016	2016	\$0.0	\$50.0	\$0.2	\$0.2	0.4%
3	SR 4 Bypass – Segment 2	Completed	1999	2002	2018	\$0.0	\$33.3	\$33.3	\$33.3	100%
3	Sand Creek Interchange	Completed	2013	2014	2015	\$0.0	\$43.8	\$5.8	\$5.8	13.2%
3	Mokelumne Overcrossing	Construction	2020	2024	2024	\$12.5	\$13.0	\$2.0	\$2.0	15.4%
4	SR 4 Bypass – Segment 3	Completed	2006	2008	2018	\$0.0	\$90.4	\$90.4	\$90.4	100%
4	Balfour Road Interchange	Closeout	2016	2018	2023	\$16.8	\$74.0	\$26.0	\$26.0	35.1%
5	Laurel Road Extension	Completed	2007	2008	2015	\$0.0	\$22.6	\$22.6	\$22.6	100%
11	Vasco Road Improvements (Phase 1)	Completed	2008	2010	2011	\$0.0	\$32.0	\$32.0	\$32.0	8.4%
16	James Donlon Ext (Antioch)	Completed	2004	2005	2005	\$5.0	\$5.0	\$5.0	\$5.0	100%
23	John Muir Parkway	Completed	2018	2019	2020	\$0.0	\$3.6	\$3.6	\$3.6	100%
26	eBART to Hillcrest Ave	Completed	2014	2018	2020	\$11.3	\$513.0	\$35.0	\$35.0	6.8%
27	Sand Creek Rd Ext	Construction	2022	Various	2025	\$2.5	\$27.27	\$6.71	\$2.50	24.6%
	<b>TOTAL</b>					<b>\$48.1</b>	<b>\$1,656.17</b>	<b>\$354.31</b>	<b>\$350.10</b>	<b>21.1%</b>