Table E.3: Existing and Maximum Justified Fee Schedule

Land Use Category	Units	Adopted Fee *(2019 Nexus Study)*	Existing Fee *(FY 2025-26)*	Maximum Justified Fee	Difference *(Justified vs. Existing)* Amount	Percent
Public Administration						
Single Family Detached[1]	per DU	$3,086	$4,132	$10,540	$ 6,408	155%
All Other Residential	per DU	2,238	2,999	7,396	4,397	147%
Retail & Commercial	per KSF	487	656	1,665	1,009	154%
Office & Medical	per KSF	655	880	2,237	1,357	154%
Industrial	per KSF	243	329	829	500	152%
Library						
Single Family Detached[1]	per DU	$959	$1,287	$ 873	$ (414)	(32%)
All Other Residential	per DU	696	934	613	(321)	(34%)
Retail & Commercial	per KSF	151	206	138	(68)	(33%)
Office & Medical	per KSF	203	275	185	(90)	(33%)
Industrial	per KSF	75	105	69	(36)	(35%)
Parks & Recreation						
Residential Subdivisions (Quimby Act)						
Single Family Detached[1]	per DU	$14,998	$20,084	$36,913	$16,829	84%
All Other Residential	per DU	10,880	14,572	25,902	11,330	78%
All Other Development (Mitigation Fee Act)						
Single Family Detached[1]	per DU	$11,900	$15,928	$32,895	$16,967	107%
All Other Residential	per DU	7,947	13,175	23,083	9,908	75%
Retail & Commercial	per KSF	1,880	2,519	5,196	2,677	106%
Office & Medical	per KSF	2,525	3,382	6,981	3,599	106%
Industrial	per KSF	936	1,257	2,587	1,330	106%
Storm Drain						
Single Family Detached[1]	per DU	$ 3,596	$ 4,817	$10,845	$ 6,028	125%
All Other Residential	per DU	2,609	3,494	3,904	410	12%
Retail & Commercial	per KSF	1,988	2,665	6,290	3,625	136%
Office & Medical	per KSF	2,671	3,578	4,338	760	21%
Industrial	per KSF	990	1,329	5,097	3,768	284%

Table E.3: Existing and Maximum Justified Fee Schedule (continued)

Land Use Category	Units	Adopted Fee *(2019 Nexus Study)*	Existing Fee *(FY 2025-26)*	Maximum Justified Fee	Difference *(Justified vs. Existing)* Amount	Percent
Transportation						
All Land Uses	per PM Peak Hour Trip	$ 12,450	$16,665	$ 21,866	$ 5,201	31%
Sample of Land Uses						
Single Family Detached[1]	per DU	$ 12,077	$15,165	$ 19,725	$ 4,560	30%
Apartment	per DU	7,487	8,166	11,029	2,863	35%
Hotel	per room	7,171	9,499	9,866	367	4%
Supermarket	per KSF	70,816	89,491	115,321	25,830	29%
General Office	per KSF	17,808	22,998	24,770	1,772	8%
General Light Industrial	per KSF	11,835	10,666	10,500	(166)	(2%)
Bicycle & Pedestrian						
Single Family Detached[1]	per DU	$3,092	$4,142	$ 13,812	$ 9,670	233%
All Other Residential	per DU	2,243	3,006	9,692	6,686	222%
Retail & Commercial	per KSF	488	657	2,182	1,525	232%
Office & Medical	per KSF	656	881	2,931	2,050	233%
Industrial	per KSF	243	329	1,086	757	230%
All Updated Fees						
Single Family Detached[1]	**per DU**	**$ 34,710**	**$45,471**	**$ 88,690**	**$43,219**	95%
All Other Residential[2]	**per DU**	**23,220**	**31,774**	**55,717**	**23,943**	75%
Retail & Commercial[3]	**per KSF**	**75,810**	**96,194**	**130,792**	**34,598**	36%
Office & Medical[4]	**per KSF**	**24,518**	**31,994**	**41,442**	**9,448**	30%
Industrial[5]	**per KSF**	**14,322**	**14,015**	**20,168**	**6,153**	44%

Notes: "DU" = dwelling unit; "KSF" = thousand building square feet. Residential fees are calculated per square foot of living space in this nexus study update, though residential fees are shown per average sized DU in this table for the purpose of comparison to current fee schedule.
The City also charges impact fees for fire and affordable housing that are not included in this update.
[1] Includes detached and attached accessory dwelling units (ADU). Fees for ADUs can only be charged on ADUs greater than 750 square feet, and are charged proportionally based on the square footage of the ADU to the square footage of the primary unit.
[2] Parks and transportation fees based on "Apartment" category.
[3] For transportation fee, based on supermarket category.
[4] For transportation fee, based on general office category.
[5] For transportation fee, based on general light industrial category.
Sources: City of Goleta Fee Schedule, FY 2025-26; Tables 3.3, 4.3, 5.4, 6.1, 6.2, 6.4, 7.3, and 8.2.

ATTACHMENT 2

Presentation 2026 Development Impact Fee Program Update

Development Impact Fee Nexus Study Update

July 21, 2026

Luz “Nina” Buelna, Public Works Director

Robert Spencer, Urban Economics

Jim Damkowitch, DKS

Gerald Comati, Contract Project Manager

Background

- DIF program adopted at City incorporation using County Nexus Studies
- City adopted its own DIF Nexus Study and ordinance in 2019
- DIFs fund public facilities needed to serve new development
- Fees apply to residential, commercial, and industrial development
- Development Impact Fee or DIF program - at City incorporation, adopted ordinances and nexus studies conducted by the County
- The Current DIF's are:
  1. Public Administration
  2. Fire Facilities
  3. Library
  4. Parks and Recreation Facilities
  5. Storm Drain
  6. Transportation (Road/Rail)
  7. Bicycle and Pedestrian
  8. Affordable Housing Fee (in-lieu and Nexus Fee)

- Authorized under the Mitigation Fee Act
- Fire Facilities fee update not included and will be addressed separately

What Is A Development Impact Fee?

- DIFs fund "public facilities" required to serve new development
- One-time charge for capital facilities
- A DIF is not:
  - A funding source for operations or maintenance costs
  - A special tax or special assessment
  - Subject to Proposition 218 approval requirements

Mitigation Fee Act Findings

- **Key findings to demonstrate nexus:**
  - Need: Development creates need for facilities
  - Benefit: Development benefits from the use of revenue
  - Rough Proportionality: Fee amounts are proportional to development's share of facility costs (i.e., proportional to demand)
- **Other findings**
  - Purpose of fee
  - Use of fee revenue

CITY OF GOLETA

2026 DIF Nexus Study Update – What We Did

All DIFs except Transportation

- Review existing DIF program and legislative changes
- Update base year, and buildout land use scenario, population and employment estimates
- Update existing asset inventories, level of service
- Convert residential fees to per square foot, from per dwelling unit to comply with AB 602

Changes Since City Council Workshop in February

- Added 5-year capital improvement plan
- Refined transportation deficiency analysis
- Used average costs of roundabout and traffic signal for locations with uncertain improvements
- Updated library service population and resulting facility standards to reflect Goleta Valley Library contractual service area
- Updated bicycle and pedestrian facilities inventory and standards to avoid any potential overlap with transportation facilities projects
- Split cost of the Goleta Freeway Crossing between Traffic Fee and Bicycle/Pedestrian Fee.

Growth Projections (Buildout)

Land Use	Existing (2026)	Buildout	Growth (% Buildout)	
Residential (dwelling units)				
Single Family Detached	5,533	6,511	978	15%
All Other Residential	7,622	9,973	2,351	24%
Total Dwelling Units	13,155	16,484	3,329	20%
Non-residential (1,000 sq. ft.)				
Retail / Commercial	3,353	4,621	1,268	27%
Office & Medical	3,187	5,058	1,871	37%
Industrial	6,684	7,572	888	12%
Total Bldg. Sq. Ft. (1,000s)	13,224	17,251	4,027	23%

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Transportation DIF Process

Step 1
Update Baseline Information and 25-Year Growth Forecast

Step 2
Identify Existing Deficiencies based on General Plan LOS Standards

Step 3
Run Travel Demand Model

Step 4
Identify Future Deficiencies based on General Plan LOS Standards

Step 5
Determine Necessary Improvements & Costs; Fair Share

Step 6
Update Transportation Impact Fee

Acronyms:
CIP: Capital Improvement Program
LOS: Level of Service

Transportation DIF – Why Update?

- **New legislative updates**
  - AB 602 (residential expressed in sq. ft. | noticing requirements)
  - SB 99 (ADUs)
  - AB 358 (VMT Efficient Residential Housing Discount)
- **AB 1600 Requires Periodic Updates**
  - Reflect updated land use assumptions and analysis tools
  - Every 8-years
  - City has been adjusting fees to account for inflation and changes in construction costs
- **Source of the current fees is the 2019 DIF**
  - Update Growth Projections (Based on the adopted City General Plan)
  - 2015 City Traffic Model
  - Institute of Transportation Engineering (ITE) Trip General Manual (10th Edition)
  - 2019 Construction Costs

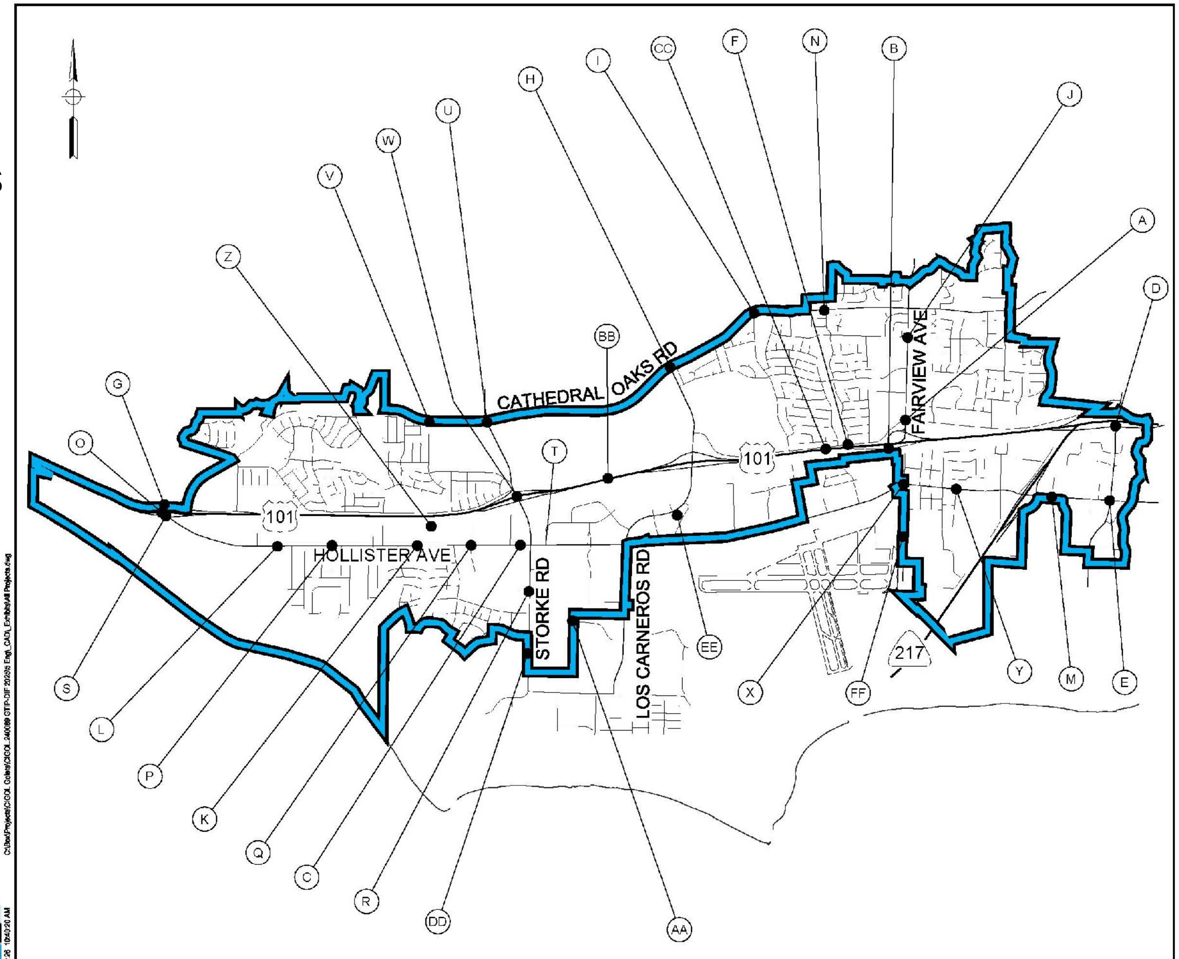
CITY OF GOLETA

Transportation DIF Update – What We Did

- Citywide Traffic Counts
- Update Travel Model to 2024 Baseline
- Update Land Use Forecasts – input to Travel Model
- Model output identifies transportation deficiencies
- Project Team identified improvement projects to remedy deficiencies
- Determine project delivery cost estimates
- Fair share of improvement costs to new development

Deficiency Assessment

- 32 Deficient Locations
  - 15 Existing
  - 17 Future



GOLETA TRANSPORTATION IMPROVEMENTS PROGRAM

- (A) I-01 Fairview Av / Calle Real
- (B) I-02 Fairview Av / US 101 SB On-Ramp
- (C) I-07 Hollister Av Widening - West of Storke Rd
- (D) I-08 Patterson Av / US 101 SB Ramp
- (E) I-10 Hollister Av / Patterson Av
- (F) I-12-02 Calle Real / Carlo Dr
- (G) **I-12-02 (I4) Cathedral Oaks Rd / Hollister Av / US 101 NB Ramps**
- (H) I-12-05 Cathedral Oaks Rd / Los Carneros Rd
- (I) I-12-06 Cathedral Oaks Rd / N La Patera Ln
- (J) I-12-07 Fairview Av / Stow Canyon Rd
- (K) I-12-10 Hollister Av / Cannon Green Dr
- (L) I-12-11 Hollister Av / Pebble Beach Dr
- (M) I-12-12 Hollister Av / La Sumida Gardens Ln
- (N) I-12-23 Carlo Dr / Cathedral Oaks Rd
- (O) I-12-27 Cathedral Oaks Rd / US 101 SB Ramp
- (P) I-12-30 Hollister Av / Palo Alto Dr
- (Q) I-12-31 Hollister Av / Santa Felicia Dr
- (R) I-12-32 Storke Av / Santa Felicia Dr
- (S) I-12-33 Hollister Av / Cathedral Oaks Rd
- (T) I-12-34 Hollister Av / Cortona Dr
- (U) I-12-35 Cathedral Oaks Rd / Glen Annie Rd
- (V) I-12-36 Cathedral Oaks Rd / Alameda Av
- (W) I-18 Storke Rd / US 101 SB Ramp
- (X) I-22 Hollister Av / Fairview Av
- (Y) R-02 Hollister Av Complete Streets Corridor
- (Z) R-05 US 101 Bicycle and Pedestrian Overcrossing
- (AA) R-09 Phelps Rd Extension
- (BB) R-10 US 101 NB Aux Lane - Los Carneros Rd to Storke Rd
- (CC) **R-11 US 101 NB/SB Aux Lanes - Fairview Av to Los Carneros Rd**
- (DD) R-12 Storke Rd Widening - Phelps Rd to City Limits
- (EE) R-13 Los Carneros Wy Realignment
- (FF) R-14 South Fairview Av Widening

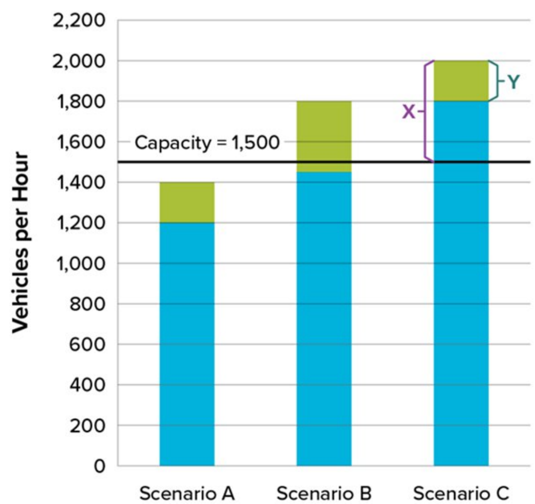
MNS

201 N. Calle Cesar Chavez, Suite 300
Santa Barbara, CA 93103
805-692-6921 | www.mnsengineers.com

Traffic Fee Fair Share Assessment

% of Project Cost Attributable to New Development

Estimate fair share to new development



Scenario A: No Deficiency. No Fee Charged.
Scenario B: Deficiency triggered by new development. 100% attributable to new development.
Scenario C: Existing deficiency: New development's fair share of worsening the existing deficiency is **Y** / **X**.

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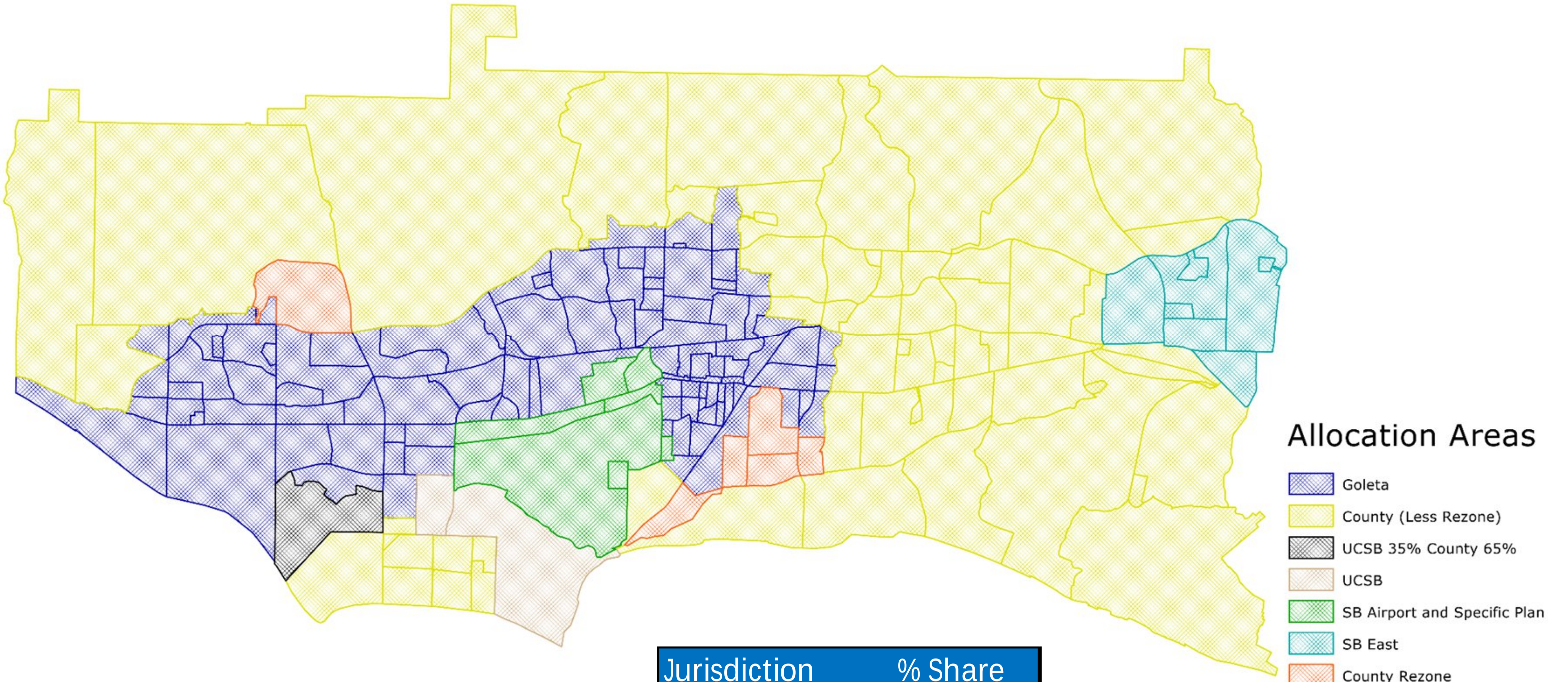
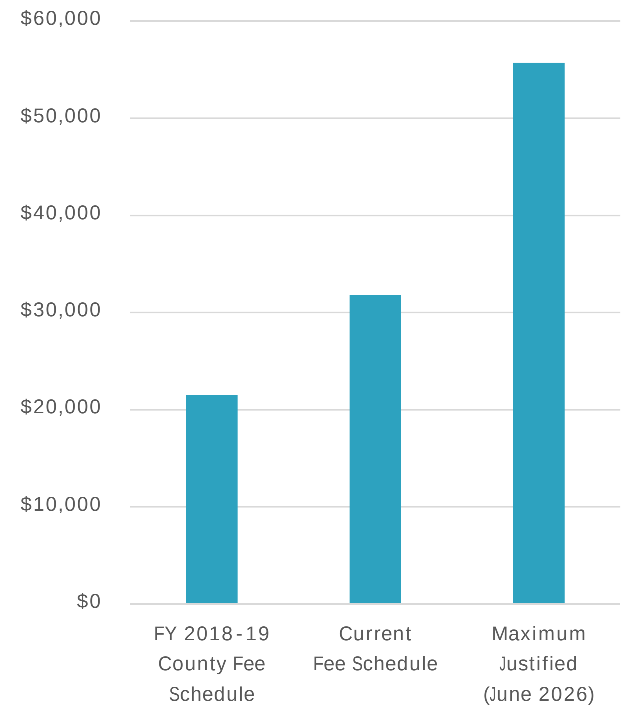
Fee Fair Share Assessment



Jurisdiction	% Share
Goleta	64.64%
UCSB	6.04%
City of SB	6.71%
County	22.62%

Existing & Maximum Justified Fees
All Residential except Single Family
Fee per dwelling unit

Fee Type	FY18-19 County Fees	Current Fee Schedule	Maximum Justified (June 2026)
Public Administration	$1,672	$2,999	$7,396
Library	$429	$934	$613
Parks	8,412	$13,175	$23,083
Storm Drain	$0	$3,494	$3,904
Transportation	$10,948	$8,166	$11,029
Bicycle & Pedestrian	$0	$3,006	$9,692
Total	$21,461	$31,774	$55,717



**Maximum justified fees in January draft totaled $70,060.

CITY OF GOLETA

Factors Driving Change to DIFs

Reason for Increases to Maximum Justified Fees:

a. Revised transportation projects deficiency list and projects to address deficiencies.
b. Updated and more accurate (in this case larger) inventory of existing facilities (assets) through GIS software, resulting in a higher existing level of service
c. Increased construction and land acquisition costs since 2019

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Questions

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ATTACHMENT 3

Resolution No. 22-68, entitled “A Resolution of the City Council of the City of Goleta, California, Amending the Development Impact Fee Reduction Program for Beneficial Projects”

RESOLUTION NO. 22-68

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF GOLETA, CALIFORNIA AMENDING THE DEVELOPMENT IMPACT FEE REDUCTION PROGRAM FOR BENEFICIAL PROJECTS

WHEREAS the City of Goleta's General Plan includes policies encouraging the development of incentives for development of projects deemed beneficial within the City of Goleta; and

WHEREAS, on February 19, 2019, the City Council adopted an ordinance establishing and imposing development impact fees in accordance with Government Code sections 66000 et. seq. ("DIF Ordinance"), which became effective on April 20, 2019, and is codified as Chapter 17.70 of Title 17 of the Goleta Municipal Code; and

WHEREAS the DIF Ordinance established the City Council's ability to adopt a resolution to reduce, adjust or waive DIFs for categories of projects deemed beneficial by the City Council; and

WHEREAS the purpose of establishing DIF reductions and waivers for projects deemed beneficial is to encourage the development of specific types of projects that reflect and meet City policy priorities and goals; and

WHEREAS on July 19, 2019, the City Council adopted Resolution 19-43 that established a list of types of projects that are deemed beneficial to the City's priorities and goals and, therefore, are eligible for a DIF reduction or waiver. This list included a DIF waiver for Accessory Dwelling Units (ADUs) that were under 500 sq. ft. and a DIF reduction for ADUs that were over 500 sq. ft.; and

WHEREAS on January 1, 2020, Government Code Section 65852.2 (f) (3) (a) went into effect and states:

"Any local agency, special district, or water corporation shall not impose any impact fee upon the development of an accessory dwelling unit less than 750 square feet. Any impact fee charged for an accessory dwelling unit of 750 square feet or more shall be charged proportionately in relation to the square footage of the primary dwelling unit"; and

WHEREAS the provisions of Title 17 regarding Accessory Dwelling Units already comply with new Government Code 65852.2 and Goleta Municipal Code Section 17.41.030(G) (1) and (2); and

WHEREAS the City seeks to (1) conform Resolution 19-43 with Government Code Section 65852.2 and (2) place the previously adopted cap on the amount of Development Impact fees imposed on ADUs over 750 sq. ft. The Beneficial Project types will be those included in Exhibit A to this Resolution.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COUNCIL OF THE CITY OF GOLETA AS FOLLOWS:

SECTION 1. Recitals

The City Council hereby finds and determines that the foregoing recitals, which are incorporated herein by reference, are true and correct.

SECTION 2. Adoption

The City Council hereby finds and declares the categories of projects listed and defined in Exhibit "A", attached hereto and incorporated herein, to be beneficial projects for purposes of the DIF Ordinance and shall supersede previously adopted lists of categories of beneficial projects eligible for DIF waiver or reduction.

SECTION 3. Documents

The documents and other materials, which constitute the record of proceedings upon which this decision is based, are in the custody of the City Clerk, City of Goleta, 130 Cremona Drive, Suite B, Goleta, California, 93117.

SECTION 4. Certification

The City Clerk shall certify to the passage and adoption of this resolution and enter it into the book of original resolutions.

PASSED, APPROVED AND ADOPTED this 20th day of December 2022.

PAULA PEROTTE
MAYOR

ATTEST:

DEBORAH S. LOPEZ
CITY CLERK

APPROVED AS TO FORM:

MEGAN GARIBALDI
CITY ATTORNEY

STATE OF CALIFORNIA)
COUNTY OF SANTA BARBARA)
CITY OF GOLETA)

l, DEBORAH LOPEZ, City Clerk of the City of Goleta, California, DO HEREBY CERTIFY that the foregoing Resolution No. 22-68 was duly adopted by the City Council of the City of Goleta at a regular meeting held on the 20th day of December, 2022, by the following roll call vote of the City Council:

AYES:	MAYOR PEROTTE, MAYOR PRO TEMPORE RICHARDS, COUNCILMEMBERS LASDIN, KYRIACO AND REYES-MARTÍN
NOES:	NONE
ABSENT:	NONE
ABSTENTIONS:	NONE

(SEAL)

DEBORAH S. LOPEZ
CITY CLERK

Exhibit A

DEVELOPMENT IMPACT FEE REDUCTION
BENEFICIAL PROJECT CATEGORIES

Section 1. Definitions

For purposes of beneficial project development impact fee reductions, the following terms shall be defined as follows:

"Accessory Dwelling Unit (ADU)": As presently defined in the Accessory Dwelling Units Ordinance 18-01, or may hereafter be amended, in the City of Goleta's Zoning Ordinance.

"Child Care Facility", "Family Day Care" and "Day Care": As presently defined, or may hereafter be amended, in the City of Goleta's Zoning Ordinances.

"Mobile Home": As presently defined, or may hereafter be amended, in the City of Goleta's Zoning Ordinances. Fee reductions shall apply only to new mobile homes developed or placed on existing vacant lots and qualifying as affordable housing, as defined herein.

"Non-Profits": Any 501(c)(3) non-profit entity or governmental agency which provides public access to sites of significant historical, cultural or natural resource value, and/or provides essential health, safety, welfare or other community service needs, such as community recreational facilities.

"Special Care Home", "Residential Care Facilities", "Assisted Living", "Supportive Housing", "Transitional Housing" and "Special Needs Housing": As presently defined, or may hereafter be amended, in the City of Goleta's Zoning Ordinances.

Section 2. ADUs with a floor area of 750 sq. ft. or less will not be subject to Development Impact Fees (DIFs) in accordance with Government Code Section 65852.2(f)(3) as amended. Further, ADUs with a floor area over 750 sq. ft. will be charged DIFs in proportion to the primary dwelling unit in accordance with Government Code Section 65852.2(f)(3) but no more than $5,000.00, to be distributed across all DIF categories.

Section 3. All projects by qualifying Non-Profit Organizations, as defined herein, shall receive a 100% Development Impact Fee reduction up to the first 15,000 square feet of the project.

An applicant receiving a DIF beneficial reduction for a project qualifying as a non-profit organization as defined in this resolution shall record a restrictive covenant on the subject property limiting its use to non-profit purposes in exchange for the DIF reduction. Upon change of non-profit status or acquisition of the property by a for-profit entity that does not qualify as a beneficial project, the for-profit entity shall pay the difference between the full amount of DIFs at the time the DIF was discounted and the reduced DIFs previously paid, plus annual adjustments for each year the discount was applied. Each annual adjustment shall be in accordance to a percentage equal to the appropriate Engineering Cost Index as published by Engineering News Record, or its successor publication, for the preceding 12 months for which the ECI is available and such ECI shall be specific to California or the nearest region. Such difference in DIFs shall be paid prior to close of escrow before transfer of ownership or possession. For a change of use to another beneficial project category, the applicant shall pay the difference for any greater amount of DIFs owed under the new beneficial project category.

Section 4. All qualifying non-profit Special Care Homes, Residential Care Facilities, Assisted Living, Supportive Housing, Transitional Housing, Special Needs Housing, Child Care Facility, Family Day Care or Day Care shall receive a 100% Development Impact Fee reduction.

All other for-profit Special Care Homes, Residential Care Facilities, Assisted Living, Supportive Housing, Transitional Housing, Special Needs Housing, Child Care Facility, Family Day Care or Day Care shall receive an 85% Development Impact Fee reduction.

An applicant receiving a DIF beneficial reduction for a project qualifying as either a non-profit or for-profit Special Care Home, Residential Care Facilities, Assisted Living, Supportive Housing, Transitional Housing, Special Needs Housing, Child Care Facility, Family Day Care or Day Care as defined in this resolution shall record a restrictive covenant on the subject property limiting its use to either a non-profit or for-profit Special Care Home, Residential Care Facilities, Assisted Living, Supportive Housing, Transitional Housing, Special Needs Housing, Child Care Facility, Family Day Care or Day Care in exchange for the DIF reduction. Upon change of use or non-profit status, the applicant or its successor in interest shall pay the difference between the full amount of DIFs at the time the DIF was discounted and the reduced DIFs previously paid, plus annual adjustments for each year the discount was applied. Each annual adjustment shall be in accordance to a percentage equal to the appropriate Engineering Cost Index (ECI) as published by Engineering News Record, or its successor publication, for the preceding 12 months for which the ECI is available and such ECI shall be specific to California or the nearest region. Such difference in DIFs shall be paid prior to close of escrow before transfer of ownership or possession. For a change of use to another beneficial project category, the applicant shall pay the difference for any greater amount of DIFs owed under the new beneficial project category.

Section 5. All requests for DIF reductions shall be made prior to the time of a project's planning approval or, where no planning permit is required, prior to building permit issuance. An untimely DIF reduction request shall be denied.

ATTACHMENT 4

2026 DIF Program Update -Consolidated Public Hearing Notice Hearing 07-21-26

CITY OF GOLETA

NOTICE OF CITY COUNCIL
PUBLIC HEARING
Hybrid Public Hearing – In Person and via Zoom
July 21, 2026; 5:30 P.M.

NOTICE OF A CONTINUED PUBLIC HEARING REGARDING 2026 DEVELOPMENT IMPACT FEE (DIF) PROGRAM UPDATE

ATTENTION: The City previously provided notice of a public hearing to consider (1) approval of the 2026 Development Impact Fee Program Update Report and (2) adoption of increased development impact fees for May 19, 2026. At the May 19, 2026, meeting, the City Council opened and continued the public hearing to the regular July 21, 2026, City Council meeting. This notice of the continued public hearing is being provided in the spirit of transparency and as a courtesy to the community. The meeting for the continued public hearing will be held in person and via the Zoom platform. The public may also view the meeting on Goleta Channel 19 and/or online at www.cityofgoleta.org/meetings-agendas.

NOTICE IS HEREBY GIVEN that the City Council will continue the public hearing to consider (1) approval of the 2026 Development Impact Fee Program Update Report and (2) adoption of increased development impact fees. The date, time, and location of the public hearing are set forth below. The agenda for the hearing will also be posted on the City website (www.cityofgoleta.org).

CONTINUED HEARING DATE AND TIME: Tuesday, July 21, 2026, at 5:30 P.M., or as soon thereafter as the matter may be heard.

LOCATION: **Goleta City Hall, 130 Cremona Drive, Goleta, CA, 93117 and Teleconference Meeting; this meeting will be held in person and via Zoom (with detailed instructions for participation included on the posted agenda)**

PROJECT LOCATION: The 2026 Development Impact Fee Program Update would apply citywide, including areas of the City within the Coastal Zone.

PROJECT DESCRIPTION: The State of California, through the enactment of Government Code sections 66001 through 66025 (also known as the "Mitigation Fee Act") has, among other things, authorized the legislative body of a city to, by ordinance or resolution, impose impact fees on development projects for the purpose of defraying all or a portion of the cost of public facilities related to the development project, provided that a nexus is established in the enactment of development impact fees between the development project's impacts and the imposed fee amounts. The imposition of development impact fees is one of the preferred methods of ensuring that new development bears a proportionate share of the estimated reasonable cost of providing public facilities and service improvements necessary to accommodate such development.

The City has operated a development impact fee program since incorporation, initially relying on ordinances and nexus studies conducted by the County of Santa Barbara before incorporation. In 2019, the City Council approved new development impact fees and a Development Impact Fee Study pursuant to the Mitigation Fee Act, establishing seven impact fees for public administration facilities, library facilities, parks and recreation facilities, transportation facilities, bicycle and pedestrian facilities, storm drain facilities, and fire facilities.

Under the Mitigation Fee Act and AB 602, cities must ensure that there is a nexus between the development project's impacts and the imposed fee amounts and must update their nexus study at least every eight years beginning January 1, 2022. The City contracted with Urban Economics and DKS, to prepare a new nexus study updating six of the City's development impact fees and in April 2026, the 2026 Development Impact Fee Program Update Report was completed. The report provides updated analyses and recommends updated maximum justified fees for: (1) the public administration facilities impact fee; (2) the library facilities impact fee; (3) the parks and recreation facilities impact fee and park dedication in-lieu (Quimby) fee; (4) the transportation facilities impact fee; (5) the bicycle and pedestrian facilities impact fee; and (6) the storm drain facilities impact fee. The 2026 Development Impact Fee Program Update Report does not include the fire facilities fee, as that fee is the responsibility of the County of Santa Barbara which provides facilities and services through the County's Fire Department, nor does it include the affordable housing fee, which was recently adopted in 2021 and first imposed on development in 2022.

The 2026 Development Impact Fee Program Update Report does not create any new impact fees but rather updates the nexus analyses and maximum justified fee amounts for the six existing fees described above, consistent with current capital facilities costs, updated facility inventories, and changes required by AB 602. Pursuant to AB 602 (Government Code section 66001), fees for residential development are now calculated per square foot of living space rather than as a flat rate per dwelling unit type.

The 2026 Development Impact Fee Program Update Report, the proposed development impact fee schedule, and all supporting data are available on June 19, 2026, for public review on the City's website at **www.CityofGoleta.org/DIF**. Copies of these documents are also available for review in the Office of the City Clerk, City of Goleta located at 130 Cremona Drive, Goleta, California, 93117, during normal business hours.

The City Council now desires to adopt updated development impact fees in accordance with the nexus calculations and recommendations in the 2026 Development Impact Fee Program Update Report.

ENVIRONMENTAL REVIEW: The approval of the 2026 Development Impact Fee Program Update Report and adoption of the proposed development impact fee increases is exempt from the California Environmental Quality Act and the regulations promulgated thereunder (14 Cal. Code of Regulations, §§ 15000, et seq., "CEQA Guidelines"). The adoption of the 2026 Development Impact Fee Program Update Report and adoption of the proposed development impact fee increases are not a "project" pursuant to the CEQA Guidelines, § 15378(b)(4) and is statutorily exempt under CEQA Guidelines, § 15273(a)(4).

PUBLIC COMMENT: Interested persons and members of the public are encouraged to attend the public hearing and provide public comments or submit evidence for or against the proposed development impact fee increases. At the public hearing, testimony from interested persons will be heard by the City Council and duly considered prior to taking action on the above proposed development impact fee increase. Attending the public hearing may be completed in person or virtually through the Zoom webinar, by following the instructions listed on the City Council meeting agenda. Written comments may be submitted prior to the hearing by e-mailing the City Clerk at CityClerkgroup@cityofgoleta.org. Written comments will be distributed.

FOR FURTHER INFORMATION: For further information on the project, contact Teresa Lopes, Principal Engineer, at (805) 961-7563 or tlopes@cityofgoleta.gov. For inquiries in Spanish, please contact Marcos Martinez at (805) 562-5500 or mmartinez@cityofgoleta.gov. Staff reports and documents will be posted approximately 72 hours before the hearing on the City's website at www.cityofgoleta.org.

Note: If you challenge the nature of the above action in court, you may be limited to only those issues you or someone else raised at the public hearing described in this notice or in written correspondence delivered to the City on or before the date of the hearing (Government Code Section 65009(b)(2)).

Note: In compliance with the Americans with Disabilities Act, if you need assistance to participate in the hearing, please contact the City Clerk's Office at (805) 961-7505 or cityclerkgroup@cityofgoleta.gov. Notification at least 48 hours prior to the hearing will enable City staff to make reasonable arrangements.

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