

**City of Phoenix  
Annual Development Impact Fee Report  
For Fiscal Year Ended June 30, 2025 (Pre-Audit)**

**Issued September 19, 2025**

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Annual Development Impact Fee Report  
For Fiscal Year Ended June 30, 2025**

**Impact Fees**

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**City of Phoenix**  
**Development Impact Fees**  
**SCHEDULE A: Schedule of Changes in Fund Balance - Budget Basis**  
**For Fiscal Year Ended June 30, 2025 (Pre-audit)**

Program Area	Fund <sup>1</sup>	Beginning Balance	Impact Fee Revenue <sup>2</sup>	Interest Revenue	Total Impact Fee Fund Revenue	Capital Expenditures Net of Recoveries <sup>3</sup>	Advance Repayments & Debt Service <sup>4</sup>	Ending Balance
<b>Fire</b>								
Ahwatukee	3004	\$ 3,048	\$ 9,536	\$ 6,797	\$ 16,333	\$ -	\$ -	\$ 19,381
Northeast	3002	4,481,602	686,512	184,306	870,818	-	-	5,352,420
Northwest	3001	3,500,876	552,391	155,568	707,959	-	-	4,208,835
Southwest <sup>5</sup>	3003	1,783,440	1,068,427	(18,414)	1,050,013	3,132,751	-	(299,299)
<b>Libraries</b>								
Ahwatukee	1096	280,091	-	11,215	11,215	-	-	291,306
Ahwatukee	2612	106,937	-	4,280	4,280	-	-	111,217
Ahwatukee	3034	17,929	2,225	725	2,950	-	-	20,879
Desert View	0758	1,064	-	45	45	-	-	1,109
Desert View	2611	146,962	-	5,885	5,885	-	-	152,847
Estrella/Laveen	2613	271,638	-	10,874	10,874	-	-	282,512
Northeast	3032	1,262,498	108,939	51,432	160,371	-	-	1,422,869
North Gateway	1031	742,090	-	29,711	29,711	-	-	771,801
Northwest/Deer Valley	3031	330,834	152,544	-	152,544	-	-	483,378
Southwest	1043	1,604,916	-	64,252	64,252	-	-	1,669,168
Southwest	3033	1,588,705	165,435	67,594	233,029	-	-	1,821,734
<b>Major Arterials<sup>6</sup></b>								
Northeast	3042	9,582,602	-	383,631	383,631	-	-	9,966,233
Northern	3045	25,076,779	8,342,221	-	8,342,221	-	-	33,419,000
Northwest	3041	7,425,384	-	296,729	296,729	35,404	-	7,686,709
Southwest	3043	26,668,171	3,228,556	1,142,684	4,371,240	1,971,737	-	29,067,674
<b>Parks</b>								
Ahwatukee	1099	167,983	-	6,725	6,725	-	-	174,708
Ahwatukee	2622	4,057	-	164	164	-	-	4,221
Ahwatukee	3024	602,256	25,959	24,174	50,133	59	-	652,330
Desert View	0761	68,882	-	2,757	2,757	-	-	71,639
Desert View	2621	43,239	-	1,731	1,731	-	-	44,970
Estrella/Laveen	2623	169,289	-	6,779	6,779	-	-	176,068
Northeast	3022	12,059,554	(378,282)	504,190	125,908	11,339,916	-	845,546
North Gateway	1035	47,463	-	1,902	1,902	-	-	49,365
North Gateway	2620	38,002	-	2,300	2,300	-	-	40,302
Northwest	3021	5,958,112	3,648,181	276,218	3,924,399	342	-	9,882,169
Southwest	1045	28,447	-	1,848	1,848	(1,161)	-	31,456
Southwest	3023	6,542,502	1,478,079	391,691	1,869,770	833,172	-	7,579,100
<b>Police</b>								
Ahwatukee	3014	385,011	6,939	15,479	22,418	-	-	407,429
Estrella/Laveen	2632	137,342	-	5,498	5,498	-	-	142,840
Northeast	3012	3,122,390	391,223	127,789	519,012	-	-	3,641,402
Northern	2630	388,950	-	11,081	11,081	400,000	-	31
Northwest	3011	3,002,496	428,359	90,910	519,269	3,305,000	-	216,766
Southwest	3013	6,819,122	505,853	284,696	790,549	-	-	7,609,671
<b>Roadway Facilities</b>								
Desert View/Deer Valley 5	2651	43,775	-	1,752	1,752	-	-	45,527
Estrella/Laveen	2653	1,295	-	48	48	-	-	1,343
North Gateway/Deer Valley 1-4	2650	822,386	-	32,924	32,924	-	-	855,310
<b>Storm Drainage</b>								
Estrella	3051	10,578,225	383,598	431,508	815,106	-	-	11,393,331
Laveen	3052	5,627,591	895,403	248,261	1,143,664	5,832	-	6,765,424
<b>Streets</b>								
North Gateway West	1032	193,888	-	8,087	8,087	199,113	-	2,863

**City of Phoenix**  
**Development Impact Fees**  
**SCHEDULE A: Schedule of Changes in Fund Balance - Budget Basis**  
**For Fiscal Year Ended June 30, 2025 (Pre-audit)**

Program Area	Fund <sup>1</sup>	Beginning Balance	Impact Fee Revenue <sup>2</sup>	Interest Revenue	Total Impact Fee Fund Revenue	Capital Expenditures Net of Recoveries <sup>3</sup>	Advance Repayments & Debt Service <sup>4</sup>	Ending Balance
<b>Wastewater</b>								
Ahwatukee	3078	9,358	43,040	1,177	44,217	-	-	53,575
Deer Valley	3072	366,938	93,555	17,908	111,463	-	-	478,401
Desert View	2665	6,883,513	-	275,575	275,575	-	-	7,159,088
Estrella North	3074	126,717	50,550	5,681	56,231	-	-	182,948
Estrella South	3075	6,903,731	1,749,789	333,602	2,083,391	6,892	-	8,980,231
Laveen East	3077	365,590	147,230	18,096	165,326	-	-	530,916
Laveen West	2671	1	-	-	-	-	-	1
Laveen West	3076	9,076,613	3,167,671	439,704	3,607,375	-	-	12,683,989
Northern	3079	3,319,671	5,479,143	-	5,479,143	330,369	-	8,468,445
North Gateway	2666	7,000,083	-	280,243	280,243	-	-	7,280,326
<b>Wastewater Collection</b>								
Estrella South	3093	-	5,409	4	5,413	-	-	5,413
Northern	3092	-	3,032	2	3,034	-	-	3,034
<b>Wastewater Treatment</b>								
North of CAP	3090	-	3,574	-	3,574	-	-	3,574
South of CAP	3091	-	21,827	12	21,839	-	-	21,839
<b>Water</b>								
Northern	3061	51,806,239	9,013,952	2,274,866	11,288,818	100,623	-	62,994,435
Peripheral Plan Areas C/D <sup>7</sup>	0742	24,532	(24,532)	-	(24,532)	-	-	-
Southern	3062	46,075,784	6,618,538	2,446,401	9,064,939	929,979	-	54,210,744
<b>Water Transmission</b>								
Northern	3081	-	9,132	7	9,139	-	-	9,139
Southern	3082	-	25,613	15	25,628	-	-	25,628
<b>Water Treatment</b>								
Citywide	3080	-	41,743	23	41,766	-	-	41,766
<b>Totals</b>		<b>\$ 273,686,591</b>	<b>\$ 48,151,365</b>	<b>\$ 10,969,142</b>	<b>\$ 59,120,507</b>	<b>\$ 22,590,028</b>	<b>\$ -</b>	<b>\$ 310,217,071</b>

<sup>1</sup> Funds 2600-2681 reflect development impact fees collected from January 1, 2012 - April 5, 2015 as a result of changes to the IIP required by SB 1525. Funds 3001-3078 reflect development impact fees collected effective April 6, 2015 as a result of changes to the IIP by City Council on January 21, 2015; except Funds 3045, 3053 and 3079 reflect development impact fees collected effective April 13, 2020 as a result of changes to the IIP by City Council on January 29, 2020. Funds 3080-3082 and Funds 3090-3093 reflect development impact fees collected effective June 23, 2025 as a result of changes to the IIP by City Council on April 9, 2025.

<sup>2</sup> Revenues reflect prior-year corrections.

<sup>3</sup> Includes cancelled encumbrances or corrections for a prior fiscal year.

<sup>4</sup> Reimbursement of debt service payments for Wastewater and Water Treatment Plants.

<sup>5</sup> Negative ending fund balance is a result of advance land acquisition for future Fire Station 73 and will be resolved through future impact fee revenue collections.

<sup>6</sup> Major Arterials replaced the Roadway Facilities Impact Fee on April 6, 2015.

<sup>7</sup> Impact fee revenue posted in error to Peripheral Plan Areas C/D (Fund 0742) In FY2023-24. Total amount reposted to the Northern (Fund 3061) in FY 2024-25.

**City of Phoenix**  
**Development Impact Fees**  
**SCHEDULE B: Schedule of Project Expenditures - Budget Basis**  
**For Fiscal Year Ended June 30, 2025 (Pre-audit)**

Program Area	Fund <sup>1</sup>	Project Number	Project Description	Location	Capital Expenditures and Recoveries <sup>2</sup>	Advance Repayments & Debt Service	Total Impact Fee Fund Uses
<b>Fire</b>							
Southwest	3003	FD57100027	Fire Station 62	99th Avenue and Lower Buckeye Road	91,347	-	91,347
Southwest	3003	FD57100033	Fire Station 73	Baseline Road and 67th Avenue	3,041,404	-	3,041,404
<b>Major Arterials</b>							
Southwest	3043	ST85100453	Dobbins Road Widening (Partial Funding)	Dobbins Road: 55th Avenue to Central Avenue	1,971,737	-	1,971,737
Northwest	3041	ST85110174	Bridge Project Assessment	North Valley Parkway Bridge over the Sonoran Wash	35,404	-	35,404
<b>Parks</b>							
Ahwatukee	3024	PA75200637	Park Amenities in the Impact Fee Area	Parks Ahwatukee Impact Fee Area	59	-	59
Northeast	3022	PA75200683	Lone Mountain Park	56th Street and Montgomery Road	11,339,916	-	11,339,916
Northwest	3021	PA75200706	Undeveloped Park	Inspiration Way and Molly Lane	342	-	342
Southwest	1045	PA75200538	Cesar Chavez Community Center	Baseline Road and 35th Avenue	(1,161)	-	(1,161)
Southwest	3023	PA75200679	Farmland Park	87th Avenue and Lower Buckeye	352,674	-	352,674
Southwest	3023	PA75200680	Harvest Park	55th Avenue and Samantha Way	41,949	-	41,949
Southwest	3023	PA75200681	Laveen Heritage Park	70th Avenue and Meadows Loop	438,549	-	438,549
<b>Police</b>							
Northern	2630	PD00000077	Cactus Park Precinct Replacement (Partial Funding)	3035 West Thunderbird Road	400,000	-	400,000
Northwest	3011	PD00000077	Cactus Park Precinct Replacement (Partial Funding)	3035 West Thunderbird Road	3,305,000	-	3,305,000
<b>Storm Drainage</b>							
Laveen	3052	ST83110073	Storm Drain	27th Avenue and Olney Avenue	5,832	-	5,832
<b>Streets</b>							
North Gateway/West	1032	ST85100399	Roadway Widening	North Side of Jomax Road: I-17 Freeway To Norterra Parkway	199,113	-	199,113
<b>Wastewater</b>							
Estrella South	3075	WS90400087	Lift Station 62 Electrical and Civil Improvements	9059 West Broadway Road	6,892	-	6,892
Northern	3079	WS90400084	Lift Station 66 Expansion	30101 North Black Canyon Highway	330,369	-	330,369
<b>Water</b>							
Northern	3061	WS85508002	Water Main Construction	Booster Pump Station 5ED-B1 to 7th Avenue and Happy Valley Road and 24th Street to Cave Creek Road	(292)	-	(292)
Northern	3061	WS85508006	Water Main Construction	Zone 4A 24-inch Main: Tatum Boulevard, Shea Boulevard to Thunderbird Road	100,905	-	100,905
Northern	3061	WS85010045	Superblock 8 Well Site	40th Street and Deer Valley Road.	10	-	10
Southern	3062	WS85500430	Water Main Construction	Dobbins Road: 43rd Avenue to 59th Avenue	117,052	-	117,052
Southern	3062	WS85500440	Water Main Construction	Carver Road and 51st Avenue to Elliot Road and 35th Avenue to the South Mountain reservoir site	812,840	-	812,840
Southern	3062	WS85500462	Water Main Construction	51st Avenue: Carver Road to Estrella Parkway	88	-	88
<b>Totals</b>					<b>\$ 22,590,028</b>	<b>\$ -</b>	<b>\$ 22,590,028</b>

<sup>1</sup> Funds 2600-2681 reflect development impact fees collected from January 1, 2012 - April 5, 2015 as a result of changes to the IIP required by SB 1525. Funds 3001-3078 reflect development impact fees collected effective April 6, 2015 as a result of changes to the IIP by City Council on January 21, 2015; except Funds 3045, 3053 and 3079 reflect development impact fees collected effective April 13, 2020 as a result of changes to the IIP by City Council on January 29, 2020. Funds 3080-3082 and Funds 3090-3093 reflect development impact fees collected effective June 23, 2025 as a result of changes to the IIP by City Council on April 9, 2025.

<sup>2</sup> Credits in expenditures are the result of cancelled prior year encumbrances reflecting recoveries or corrections of expenditures for prior years.

**City of Phoenix**  
**Development Impact Fee Assessments by Service Area and Land Use**  
**Schedule C-1: Adjusted Net Impact Fees Effective April 13, 2020 Thru June 22, 2025**  
**For Fiscal Year Ended June 30, 2025**

Land Use Category	Unit	Fee Area (See Map A-1)								
		Northwest	Deer Valley	Northeast	Paradise Ridge	Estrella North	Estrella South	Laveen East	Laveen West	Ahwatukee
<b>Fire</b>										
Single Family	Dwelling	\$516	\$516	\$551	\$551	\$487	\$487	\$487	\$487	\$470
Multifamily	Dwelling	\$387	\$387	\$413	\$413	\$365	\$365	\$365	\$365	\$353
Comm/Retail	1000 sq ft	\$418	\$418	\$446	\$446	\$394	\$394	\$394	\$394	\$381
Office	1000 sq ft	\$330	\$330	\$353	\$353	\$312	\$312	\$312	\$312	\$301
Ind/WH	1000 sq ft	\$144	\$144	\$154	\$154	\$136	\$136	\$136	\$136	\$132
Pub/Inst	1000 sq ft	\$299	\$299	\$320	\$320	\$282	\$282	\$282	\$282	\$273
<b>Police</b>										
Single Family	Dwelling	\$293	\$293	\$314	\$314	\$285	\$285	\$285	\$285	\$342
Multifamily	Dwelling	\$220	\$220	\$236	\$236	\$214	\$214	\$214	\$214	\$257
Comm/Retail	1000 sq ft	\$237	\$237	\$254	\$254	\$231	\$231	\$231	\$231	\$277
Office	1000 sq ft	\$188	\$188	\$201	\$201	\$182	\$182	\$182	\$182	\$219
Ind/WH	1000 sq ft	\$82	\$82	\$88	\$88	\$80	\$80	\$80	\$80	\$96
Pub/Inst	1000 sq ft	\$170	\$170	\$182	\$182	\$165	\$165	\$165	\$165	\$198
<b>Parks</b>										
Single Family	Dwelling	\$1,368	\$1,368	\$1,236	\$1,236	\$1,241	\$1,241	\$1,241	\$1,241	\$1,225
Multifamily	Dwelling	\$1,026	\$1,026	\$927	\$927	\$931	\$931	\$931	\$931	\$919
Comm/Retail	1000 sq ft	\$68	\$68	\$62	\$62	\$62	\$62	\$62	\$62	\$61
Office	1000 sq ft	\$96	\$96	\$87	\$87	\$87	\$87	\$87	\$87	\$86
Ind/WH	1000 sq ft	\$27	\$27	\$25	\$25	\$25	\$25	\$25	\$25	\$25
Pub/Inst	1000 sq ft	\$68	\$68	\$62	\$62	\$62	\$62	\$62	\$62	\$61
<b>Libraries</b>										
Single Family	Dwelling	\$105	\$105	\$105	\$105	\$105	\$105	\$105	\$105	\$105
Multifamily	Dwelling	\$79	\$79	\$79	\$79	\$79	\$79	\$79	\$79	\$79
Comm/Retail	1000 sq ft	\$5	\$5	\$5	\$5	\$5	\$5	\$5	\$5	\$5
Office	1000 sq ft	\$7	\$7	\$7	\$7	\$7	\$7	\$7	\$7	\$7
Ind/WH	1000 sq ft	\$2	\$2	\$2	\$2	\$2	\$2	\$2	\$2	\$2
Pub/Inst	1000 sq ft	\$5	\$5	\$5	\$5	\$5	\$5	\$5	\$5	\$5
<b>Major Arterials</b>										
Single Family	Dwelling	\$3,080	\$3,080	\$3,080	\$3,080	\$1,928	\$1,928	\$1,928	\$1,928	\$0
Multifamily	Dwelling	\$2,310	\$2,310	\$2,310	\$2,310	\$1,446	\$1,446	\$1,446	\$1,446	\$0
Comm/Retail	1000 sq ft	\$3,758	\$3,758	\$3,758	\$3,758	\$2,352	\$2,352	\$2,352	\$2,352	\$0
Office	1000 sq ft	\$1,694	\$1,694	\$1,694	\$1,694	\$1,060	\$1,060	\$1,060	\$1,060	\$0
Ind/WH	1000 sq ft	\$986	\$986	\$986	\$986	\$617	\$617	\$617	\$617	\$0
Pub/Inst	1000 sq ft	\$1,386	\$1,386	\$1,386	\$1,386	\$868	\$868	\$868	\$868	\$0
Mini Warehouse	1000 sq ft	\$277	\$277	\$277	\$277	\$174	\$174	\$174	\$174	\$0
Lodging	Room	\$1,078	\$1,078	\$1,078	\$1,078	\$675	\$675	\$675	\$675	\$0
<b>Storm Drainage</b>										
Single Family	Dwelling	\$0	\$0	\$0	\$1,715	\$770	\$770	\$1,037	\$1,037	\$0
Multifamily	Acre	\$0	\$0	\$0	\$6,860	\$3,080	\$3,080	\$4,148	\$4,148	\$0
Comm/Retail	Acre	\$0	\$0	\$0	\$6,860	\$3,080	\$3,080	\$4,148	\$4,148	\$0
Office	Acre	\$0	\$0	\$0	\$6,860	\$3,080	\$3,080	\$4,148	\$4,148	\$0
Ind/WH	Acre	\$0	\$0	\$0	\$6,860	\$3,080	\$3,080	\$4,148	\$4,148	\$0
Pub/Inst	Acre	\$0	\$0	\$0	\$6,860	\$3,080	\$3,080	\$4,148	\$4,148	\$0
<b>Water</b>										
Multifamily Unit (Domestic)	Dwelling	\$2,273	\$2,273	\$2,273	\$2,273	\$1,394	\$1,394	\$1,394	\$1,394	\$1,394
Single Family Unit - up to 1.0"	Dwelling	\$6,330	\$6,330	\$6,330	\$6,330	\$4,016	\$4,016	\$4,016	\$4,016	\$4,016
Single Family Unit - 1.5"	Dwelling	\$22,477	\$22,477	\$22,477	\$22,477	\$14,771	\$14,771	\$14,771	\$14,771	\$14,771
Single Family Unit - 2.0"	Dwelling	\$36,337	\$36,337	\$36,337	\$36,337	\$24,003	\$24,003	\$24,003	\$24,003	\$24,003
3/4" Displacement (Non-Res)	Meter	\$14,092	\$14,092	\$14,092	\$14,092	\$9,186	\$9,186	\$9,186	\$9,186	\$9,186
1.0" Displacement (Non-Res)	Meter	\$23,032	\$23,032	\$23,032	\$23,032	\$14,841	\$14,841	\$14,841	\$14,841	\$14,841
1.5" Displacement (Non-Res)	Meter	\$46,166	\$46,166	\$46,166	\$46,166	\$29,829	\$29,829	\$29,829	\$29,829	\$29,829
2.0" Displacement (Non-Res)	Meter	\$73,809	\$73,809	\$73,809	\$73,809	\$47,661	\$47,661	\$47,661	\$47,661	\$47,661
2.0" Turbine Class II	Meter	\$85,801	\$85,801	\$85,801	\$85,801	\$54,747	\$54,747	\$54,747	\$54,747	\$54,747
3.0" Compound Class II	Meter	\$162,209	\$162,209	\$162,209	\$162,209	\$104,960	\$104,960	\$104,960	\$104,960	\$104,960
3.0" Turbine Class II	Meter	\$196,829	\$196,829	\$196,829	\$196,829	\$125,696	\$125,696	\$125,696	\$125,696	\$125,696
4.0" Compound Class II	Meter	\$278,832	\$278,832	\$278,832	\$278,832	\$180,719	\$180,719	\$180,719	\$180,719	\$180,719
4.0" Turbine Class II	Meter	\$349,290	\$349,290	\$349,290	\$349,290	\$226,648	\$226,648	\$226,648	\$226,648	\$226,648
6.0" Compound Class II	Meter	\$633,522	\$633,522	\$633,522	\$633,522	\$412,767	\$412,767	\$412,767	\$412,767	\$412,767
6.0" Turbine Class II	Meter	\$746,006	\$746,006	\$746,006	\$746,006	\$484,385	\$484,385	\$484,385	\$484,385	\$484,385
8.0" Compound Class II	Meter	\$735,506	\$735,506	\$735,506	\$735,506	\$473,885	\$473,885	\$473,885	\$473,885	\$473,885
8.0" Turbine Class II	Meter	\$1,317,170	\$1,317,170	\$1,317,170	\$1,317,170	\$859,322	\$859,322	\$859,322	\$859,322	\$859,322
<b>Wastewater</b>										
Multifamily Unit (Domestic)	Dwelling	\$1,552	\$610	\$1,552	\$1,552	\$610	\$1,789	\$610	\$1,712	\$610
Single Family Unit - up to 1.0"	Dwelling	\$3,303	\$1,380	\$3,303	\$3,303	\$1,380	\$3,787	\$1,380	\$3,630	\$1,380
Single Family Unit - 1.5"	Dwelling	\$12,397	\$5,993	\$12,397	\$12,397	\$5,993	\$14,008	\$5,993	\$13,486	\$5,993
Single Family Unit - 2.0"	Dwelling	\$20,203	\$9,953	\$20,203	\$20,203	\$9,953	\$22,782	\$9,953	\$21,946	\$9,953
3/4" Displacement (Non-Res)	Meter	\$8,182	\$3,855	\$8,182	\$8,182	\$3,855	\$9,271	\$3,855	\$8,917	\$3,855
1.0" Displacement (Non-Res)	Meter	\$13,175	\$5,945	\$13,175	\$13,175	\$5,945	\$14,995	\$5,945	\$14,405	\$5,945
1.5" Displacement (Non-Res)	Meter	\$26,473	\$12,070	\$26,473	\$26,473	\$12,070	\$30,098	\$12,070	\$28,922	\$12,070
2.0" Displacement (Non-Res)	Meter	\$42,297	\$19,240	\$42,297	\$42,297	\$19,240	\$48,100	\$19,240	\$46,218	\$19,240
2.0" Turbine Class II	Meter	\$48,379	\$20,995	\$48,379	\$48,379	\$20,995	\$55,271	\$20,995	\$53,035	\$20,995
3.0" Compound Class II	Meter	\$93,252	\$42,754	\$93,252	\$93,252	\$42,754	\$105,962	\$42,754	\$101,839	\$42,754
3.0" Turbine Class II	Meter	\$111,155	\$48,407	\$111,155	\$111,155	\$48,407	\$126,948	\$48,407	\$121,825	\$48,407
4.0" Compound Class II	Meter	\$160,635	\$74,100	\$160,635	\$160,635	\$74,100	\$182,415	\$74,100	\$175,350	\$74,100
4.0" Turbine Class II	Meter	\$201,544	\$93,375	\$201,544	\$201,544	\$93,375	\$228,769	\$93,375	\$219,937	\$93,375
6.0" Compound Class II	Meter	\$367,579	\$172,875	\$367,579	\$367,579	\$172,875	\$416,584	\$172,875	\$400,687	\$172,875
6.0" Turbine Class II	Meter	\$430,821	\$200,080	\$430,821	\$430,821	\$200,080	\$488,896	\$200,080	\$470,058	\$200,080
8.0" Compound Class II	Meter	\$420,321	\$189,580	\$420,321	\$420,321	\$189,580	\$478,396	\$189,580	\$459,558	\$189,580
8.0" Turbine Class II	Meter	\$765,591	\$361,780	\$765,591	\$765,591	\$361,780	\$867,226	\$361,780	\$834,258	\$361,780

**City of Phoenix**  
**Development Impact Fee Assessments by Service Area and Land Use**  
**Schedule C-2: Adjusted Net Impact Fees Effective June 23, 2025 Thru June 30, 2025**  
**For Fiscal Year Ended June 30, 2025**

Fee Category (Land Use Type)	Unit	Fee Area (See Map A-2)									
		Northwest	Deer Valley	Northeast	Paradise Ridge	Estrella North	Estrella South	Laveen East	Laveen West	Ahwatukee	Balance of City
<b>Fire</b>											
Single Family	Dwelling	\$1,282	\$1,282	\$1,165	\$1,165	\$1,625	\$1,625	\$1,625	\$1,625	\$1,833	\$0
Multifamily	Dwelling	\$872	\$872	\$792	\$792	\$1,105	\$1,105	\$1,105	\$1,105	\$1,246	\$0
Retail	1000 sq ft	\$628	\$628	\$571	\$571	\$796	\$796	\$796	\$796	\$898	\$0
Office	1000 sq ft	\$782	\$782	\$711	\$711	\$991	\$991	\$991	\$991	\$1,118	\$0
Industrial	1000 sq ft	\$256	\$256	\$233	\$233	\$325	\$325	\$325	\$325	\$367	\$0
Public	1000 sq ft	\$308	\$308	\$280	\$280	\$390	\$390	\$390	\$390	\$440	\$0
Other	1000 sq ft	\$526	\$526	\$478	\$478	\$666	\$666	\$666	\$666	\$752	\$0
<b>Police</b>											
Single Family	Dwelling	\$348	\$348	\$348	\$348	\$348	\$348	\$348	\$348	\$348	\$0
Multifamily	Dwelling	\$237	\$237	\$237	\$237	\$237	\$237	\$237	\$237	\$237	\$0
Retail	1000 sq ft	\$171	\$171	\$171	\$171	\$171	\$171	\$171	\$171	\$171	\$0
Office	1000 sq ft	\$212	\$212	\$212	\$212	\$212	\$212	\$212	\$212	\$212	\$0
Industrial	1000 sq ft	\$70	\$70	\$70	\$70	\$70	\$70	\$70	\$70	\$70	\$0
Public	1000 sq ft	\$84	\$84	\$84	\$84	\$84	\$84	\$84	\$84	\$84	\$0
Other	1000 sq ft	\$143	\$143	\$143	\$143	\$143	\$143	\$143	\$143	\$143	\$0
<b>Parks</b>											
Single Family	Dwelling	\$1,409	\$1,409	\$1,474	\$1,474	\$2,082	\$2,082	\$2,082	\$2,082	\$1,094	\$0
Multifamily	Dwelling	\$958	\$958	\$1,002	\$1,002	\$1,416	\$1,416	\$1,416	\$1,416	\$744	\$0
Retail	1000 sq ft	\$42	\$42	\$44	\$44	\$62	\$62	\$62	\$62	\$33	\$0
Office	1000 sq ft	\$85	\$85	\$88	\$88	\$125	\$125	\$125	\$125	\$66	\$0
Industrial	1000 sq ft	\$28	\$28	\$29	\$29	\$42	\$42	\$42	\$42	\$22	\$0
Public	1000 sq ft	\$28	\$28	\$29	\$29	\$42	\$42	\$42	\$42	\$22	\$0
Other	1000 sq ft	\$56	\$56	\$59	\$59	\$83	\$83	\$83	\$83	\$44	\$0
<b>Libraries</b>											
Single Family	Dwelling	\$216	\$216	\$133	\$133	\$205	\$205	\$205	\$205	\$0	\$0
Multifamily	Dwelling	\$147	\$147	\$90	\$90	\$139	\$139	\$139	\$139	\$0	\$0
Retail	1000 sq ft	\$6	\$6	\$4	\$4	\$6	\$6	\$6	\$6	\$0	\$0
Office	1000 sq ft	\$13	\$13	\$8	\$8	\$12	\$12	\$12	\$12	\$0	\$0
Industrial	1000 sq ft	\$4	\$4	\$3	\$3	\$4	\$4	\$4	\$4	\$0	\$0
Public	1000 sq ft	\$4	\$4	\$3	\$3	\$4	\$4	\$4	\$4	\$0	\$0
Other	1000 sq ft	\$9	\$9	\$5	\$5	\$8	\$8	\$8	\$8	\$0	\$0
<b>Major Arterials</b>											
Single Family	Dwelling	\$2,330	\$2,330	\$2,330	\$2,330	\$0	\$0	\$0	\$0	\$0	\$0
Multifamily	Dwelling	\$1,561	\$1,561	\$1,561	\$1,561	\$0	\$0	\$0	\$0	\$0	\$0
Lodging (LUC 310)	Room	\$839	\$839	\$839	\$839	\$0	\$0	\$0	\$0	\$0	\$0
Retail (LUC 820)	1000 sq ft	\$2,843	\$2,843	\$2,843	\$2,843	\$0	\$0	\$0	\$0	\$0	\$0
Office (LUC 710)	1000 sq ft	\$1,421	\$1,421	\$1,421	\$1,421	\$0	\$0	\$0	\$0	\$0	\$0
Industrial (LUC 110)	1000 sq ft	\$746	\$746	\$746	\$746	\$0	\$0	\$0	\$0	\$0	\$0
Manufacturing (LUC 140)	1000 sq ft	\$885	\$885	\$885	\$885	\$0	\$0	\$0	\$0	\$0	\$0
Warehousing (LUC 150)	1000 sq ft	\$280	\$280	\$280	\$280	\$0	\$0	\$0	\$0	\$0	\$0
Mini-Warehouse (LUC 151)	1000 sq ft	\$210	\$210	\$210	\$210	\$0	\$0	\$0	\$0	\$0	\$0
Public / Other (LUC 610)	1000 sq ft	\$1,025	\$1,025	\$1,025	\$1,025	\$0	\$0	\$0	\$0	\$0	\$0
<b>Storm Drainage</b>											
Single Family	Dwelling	\$0	\$0	\$0	\$3,094	\$1,207	\$1,207	\$1,401	\$1,401	\$0	\$0
Multifamily	Acre	\$0	\$0	\$0	\$12,376	\$4,828	\$4,828	\$5,604	\$5,604	\$0	\$0
Retail	Acre	\$0	\$0	\$0	\$12,376	\$4,828	\$4,828	\$5,604	\$5,604	\$0	\$0
Office	Acre	\$0	\$0	\$0	\$12,376	\$4,828	\$4,828	\$5,604	\$5,604	\$0	\$0
Industrial	Acre	\$0	\$0	\$0	\$12,376	\$4,828	\$4,828	\$5,604	\$5,604	\$0	\$0
Public	Acre	\$0	\$0	\$0	\$12,376	\$4,828	\$4,828	\$5,604	\$5,604	\$0	\$0
Other	Acre	\$0	\$0	\$0	\$12,376	\$4,828	\$4,828	\$5,604	\$5,604	\$0	\$0
<b>Wastewater Collection</b>											
Single Family Unit - up to 1.0"	Dwelling	\$5,127	\$0	\$5,127	\$5,127	\$0	\$5,409	\$0	\$0	\$0	\$0
Single Family Unit - 1.5"	Dwelling	\$11,177	\$0	\$11,177	\$11,177	\$0	\$11,792	\$0	\$0	\$0	\$0
Multifamily	Dwelling	\$3,435	\$0	\$3,435	\$3,435	\$0	\$3,624	\$0	\$0	\$0	\$0
3/4 Inch (Non-Residential)	Meter	\$6,691	\$0	\$6,691	\$6,691	\$0	\$7,059	\$0	\$0	\$0	\$0
1 Inch (Non-Residential)	Meter	\$11,536	\$0	\$11,536	\$11,536	\$0	\$12,170	\$0	\$0	\$0	\$0
1 1/2 Inch (Non-Residential)	Meter	\$25,148	\$0	\$25,148	\$25,148	\$0	\$26,531	\$0	\$0	\$0	\$0
2 Inch (Non-Residential)	Meter	\$33,569	\$0	\$33,569	\$33,569	\$0	\$35,415	\$0	\$0	\$0	\$0
3 Inch (Non-Residential)	Meter	\$104,860	\$0	\$104,860	\$104,860	\$0	\$110,628	\$0	\$0	\$0	\$0
4 Inch (Non-Residential)	Meter	\$184,572	\$0	\$184,572	\$184,572	\$0	\$194,724	\$0	\$0	\$0	\$0
6 Inch (Non-Residential)	Meter	\$293,585	\$0	\$293,585	\$293,585	\$0	\$309,733	\$0	\$0	\$0	\$0
8 Inch (Non-Residential)	Meter	\$587,285	\$0	\$587,285	\$587,285	\$0	\$619,587	\$0	\$0	\$0	\$0
10 Inch (Non-Residential)	Meter	\$1,153,575	\$0	\$1,153,575	\$1,153,575	\$0	\$1,217,025	\$0	\$0	\$0	\$0
12 Inch (Non-Residential)	Meter	\$1,153,575	\$0	\$1,153,575	\$1,153,575	\$0	\$1,217,025	\$0	\$0	\$0	\$0










**City of Phoenix**  
**Development Impact Fee Assessments by Service Area and Land Use**  
**Schedule C-2: Adjusted Net Impact Fees Effective June 23, 2025 Thru June 30, 2025**  
**For Fiscal Year Ended June 30, 2025**

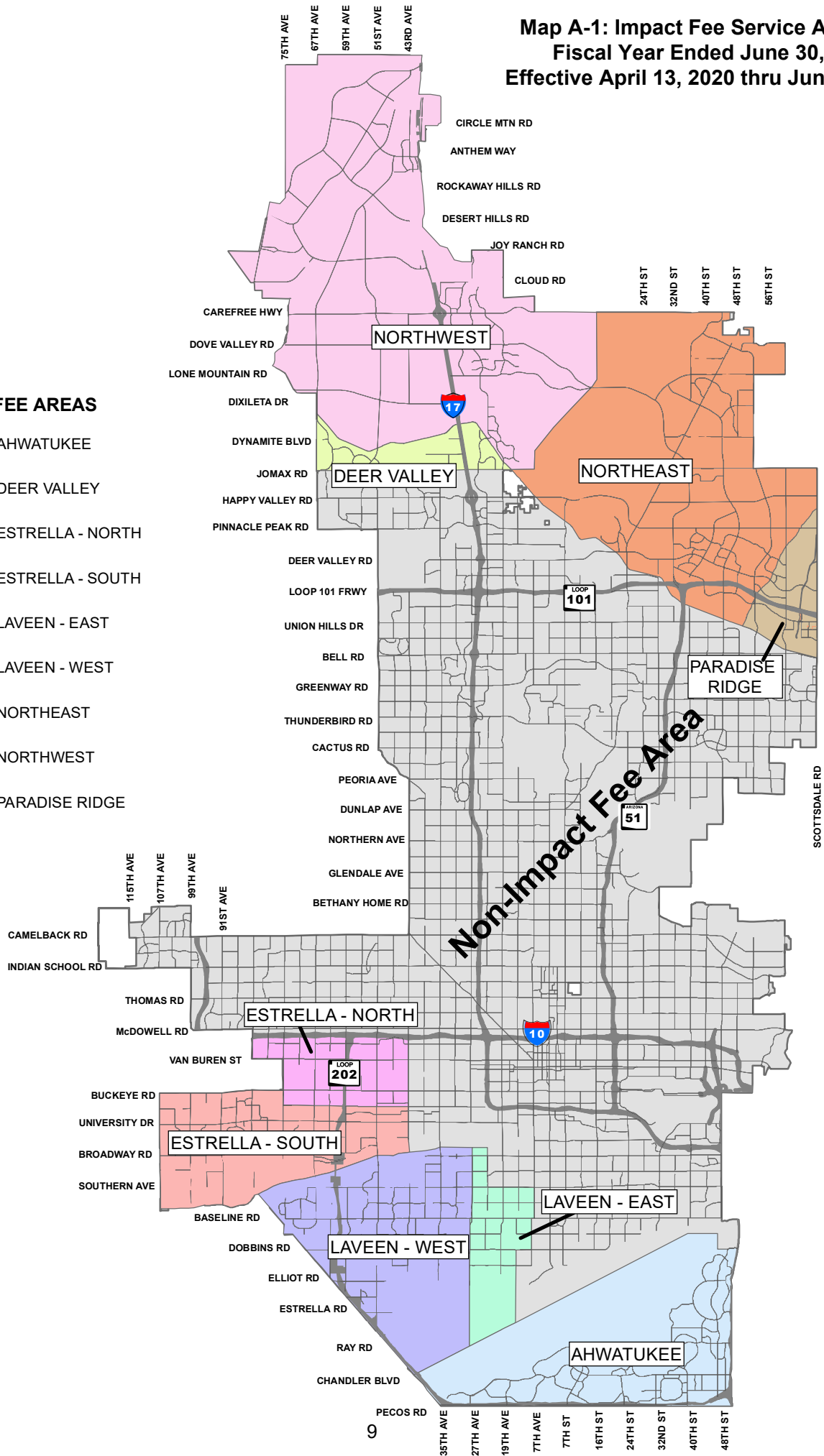
Fee Category (Land Use Type)	Unit	Fee Area (See Map A-2)									
		Northwest	Deer Valley	Northeast	Paradise Ridge	Estrella North	Estrella South	Laveen East	Laveen West	Ahwatukee	Balance of City
<b>Wastewater Treatment</b>											
Single Family Unit - up to 1.0"	Dwelling	\$3,753	\$1,071	\$3,753	\$3,753	\$1,071	\$1,071	\$1,071	\$1,071	\$1,071	\$1,071
Single Family Unit - 1.5"	Dwelling	\$8,182	\$2,335	\$8,182	\$8,182	\$2,335	\$2,335	\$2,335	\$2,335	\$2,335	\$2,335
Multifamily	Dwelling	\$2,515	\$718	\$2,515	\$2,515	\$718	\$718	\$718	\$718	\$718	\$718
3/4 Inch (Non-Residential)	Meter	\$4,898	\$1,398	\$4,898	\$4,898	\$1,398	\$1,398	\$1,398	\$1,398	\$1,398	\$1,398
1 Inch (Non-Residential)	Meter	\$8,444	\$2,410	\$8,444	\$8,444	\$2,410	\$2,410	\$2,410	\$2,410	\$2,410	\$2,410
1 1/2 Inch (Non-Residential)	Meter	\$18,408	\$5,253	\$18,408	\$18,408	\$5,253	\$5,253	\$5,253	\$5,253	\$5,253	\$5,253
2 Inch (Non-Residential)	Meter	\$24,573	\$7,012	\$24,573	\$24,573	\$7,012	\$7,012	\$7,012	\$7,012	\$7,012	\$7,012
3 Inch (Non-Residential)	Meter	\$76,758	\$21,905	\$76,758	\$76,758	\$21,905	\$21,905	\$21,905	\$21,905	\$21,905	\$21,905
4 Inch (Non-Residential)	Meter	\$135,108	\$38,556	\$135,108	\$135,108	\$38,556	\$38,556	\$38,556	\$38,556	\$38,556	\$38,556
6 Inch (Non-Residential)	Meter	\$214,906	\$61,328	\$214,906	\$214,906	\$61,328	\$61,328	\$61,328	\$61,328	\$61,328	\$61,328
8 Inch (Non-Residential)	Meter	\$429,897	\$122,680	\$429,897	\$429,897	\$122,680	\$122,680	\$122,680	\$122,680	\$122,680	\$122,680
10 Inch (Non-Residential)	Meter	\$844,425	\$240,975	\$844,425	\$844,425	\$240,975	\$240,975	\$240,975	\$240,975	\$240,975	\$240,975
12 Inch (Non-Residential)	Meter	\$844,425	\$240,975	\$844,425	\$844,425	\$240,975	\$240,975	\$240,975	\$240,975	\$240,975	\$240,975
<b>Water Transmission</b>											
Single Family Unit - up to 1.0"	Dwelling	\$14,046	\$14,046	\$14,046	\$14,046	\$1,703	\$1,703	\$1,703	\$1,703	\$1,703	\$0
Single Family Unit - 1.5"	Dwelling	\$30,620	\$30,620	\$30,620	\$30,620	\$3,713	\$3,713	\$3,713	\$3,713	\$3,713	\$0
Multifamily	Dwelling	\$5,057	\$5,057	\$5,057	\$5,057	\$613	\$613	\$613	\$613	\$613	\$0
3/4 Inch (Non-Residential / Irrigation)	Meter	\$17,271	\$17,271	\$17,271	\$17,271	\$2,094	\$2,094	\$2,094	\$2,094	\$2,094	\$0
1 Inch (Non-Residential / Irrigation)	Meter	\$29,778	\$29,778	\$29,778	\$29,778	\$3,610	\$3,610	\$3,610	\$3,610	\$3,610	\$0
1 1/2 Inch (Non-Residential / Irrigation)	Meter	\$64,915	\$64,915	\$64,915	\$64,915	\$7,871	\$7,871	\$7,871	\$7,871	\$7,871	\$0
2 Inch (Non-Residential / Irrigation)	Meter	\$86,653	\$86,653	\$86,653	\$86,653	\$10,506	\$10,506	\$10,506	\$10,506	\$10,506	\$0
3 Inch (Non-Residential / Irrigation)	Meter	\$270,678	\$270,678	\$270,678	\$270,678	\$32,818	\$32,818	\$32,818	\$32,818	\$32,818	\$0
4 Inch (Non-Residential / Irrigation)	Meter	\$476,440	\$476,440	\$476,440	\$476,440	\$57,766	\$57,766	\$57,766	\$57,766	\$57,766	\$0
6 Inch (Non-Residential / Irrigation)	Meter	\$757,838	\$757,838	\$757,838	\$757,838	\$91,884	\$91,884	\$91,884	\$91,884	\$91,884	\$0
8 Inch (Non-Residential / Irrigation)	Meter	\$1,515,974	\$1,515,974	\$1,515,974	\$1,515,974	\$183,803	\$183,803	\$183,803	\$183,803	\$183,803	\$0
10 Inch (Non-Residential / Irrigation)	Meter	\$2,977,752	\$2,977,752	\$2,977,752	\$2,977,752	\$361,036	\$361,036	\$361,036	\$361,036	\$361,036	\$0
12 Inch (Non-Residential / Irrigation)	Meter	\$2,977,752	\$2,977,752	\$2,977,752	\$2,977,752	\$361,036	\$361,036	\$361,036	\$361,036	\$361,036	\$0
<b>Water Treatment</b>											
Single Family Unit - up to 1.0"	Dwelling	\$4,387	\$4,387	\$4,387	\$4,387	\$4,387	\$4,387	\$4,387	\$4,387	\$4,387	\$4,387
Single Family Unit - 1.5"	Dwelling	\$9,564	\$9,564	\$9,564	\$9,564	\$9,564	\$9,564	\$9,564	\$9,564	\$9,564	\$9,564
Multifamily	Dwelling	\$1,579	\$1,579	\$1,579	\$1,579	\$1,579	\$1,579	\$1,579	\$1,579	\$1,579	\$1,579
3/4 Inch (Non-Residential / Irrigation)	Meter	\$5,394	\$5,394	\$5,394	\$5,394	\$5,394	\$5,394	\$5,394	\$5,394	\$5,394	\$5,394
1 Inch (Non-Residential / Irrigation)	Meter	\$9,300	\$9,300	\$9,300	\$9,300	\$9,300	\$9,300	\$9,300	\$9,300	\$9,300	\$9,300
1 1/2 Inch (Non-Residential / Irrigation)	Meter	\$20,275	\$20,275	\$20,275	\$20,275	\$20,275	\$20,275	\$20,275	\$20,275	\$20,275	\$20,275
2 Inch (Non-Residential / Irrigation)	Meter	\$27,064	\$27,064	\$27,064	\$27,064	\$27,064	\$27,064	\$27,064	\$27,064	\$27,064	\$27,064
3 Inch (Non-Residential / Irrigation)	Meter	\$84,541	\$84,541	\$84,541	\$84,541	\$84,541	\$84,541	\$84,541	\$84,541	\$84,541	\$84,541
4 Inch (Non-Residential / Irrigation)	Meter	\$148,807	\$148,807	\$148,807	\$148,807	\$148,807	\$148,807	\$148,807	\$148,807	\$148,807	\$148,807
6 Inch (Non-Residential / Irrigation)	Meter	\$236,696	\$236,696	\$236,696	\$236,696	\$236,696	\$236,696	\$236,696	\$236,696	\$236,696	\$236,696
8 Inch (Non-Residential / Irrigation)	Meter	\$473,485	\$473,485	\$473,485	\$473,485	\$473,485	\$473,485	\$473,485	\$473,485	\$473,485	\$473,485
10 Inch (Non-Residential / Irrigation)	Meter	\$930,044	\$930,044	\$930,044	\$930,044	\$930,044	\$930,044	\$930,044	\$930,044	\$930,044	\$930,044
12 Inch (Non-Residential / Irrigation)	Meter	\$930,044	\$930,044	\$930,044	\$930,044	\$930,044	\$930,044	\$930,044	\$930,044	\$930,044	\$930,044



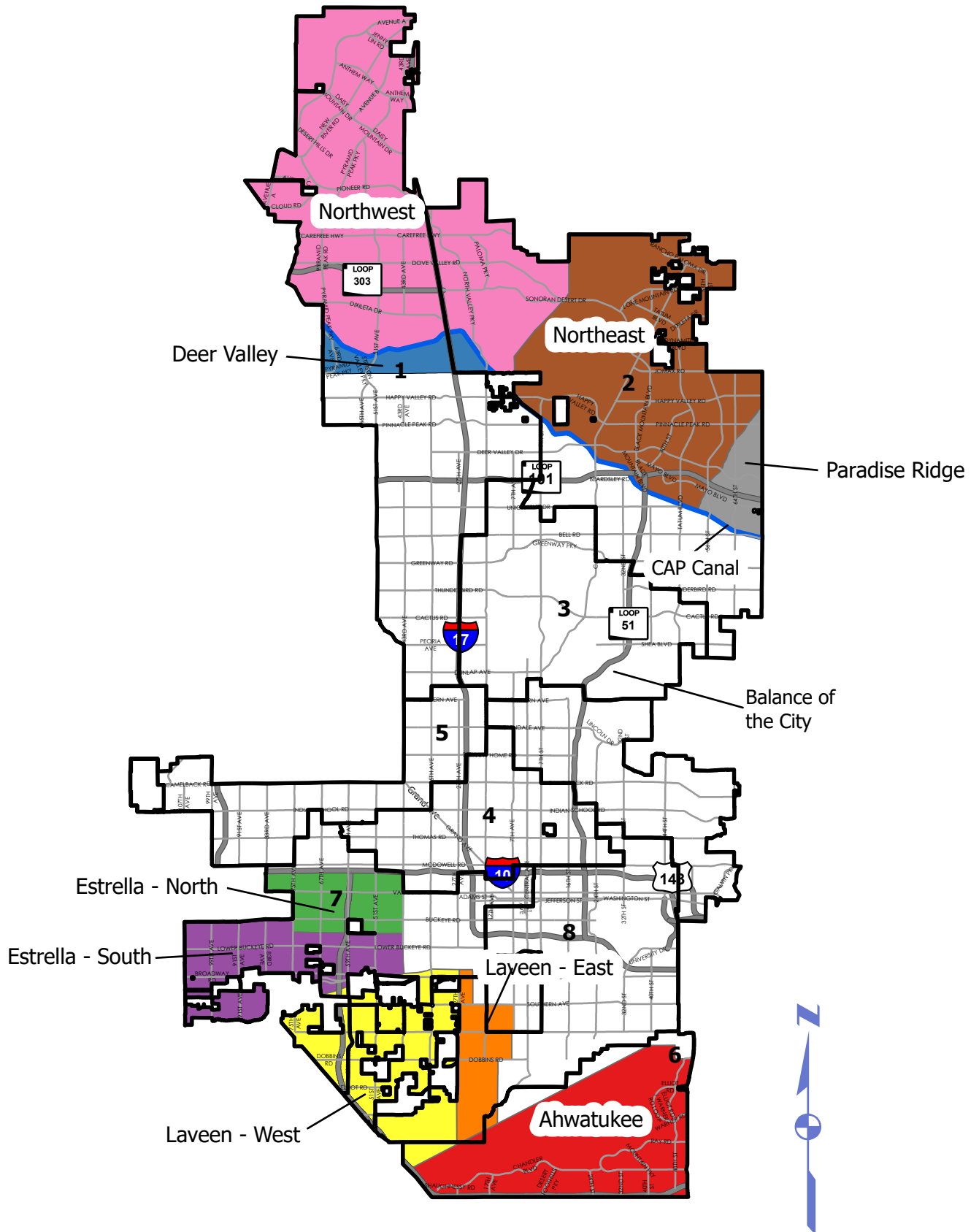
# Map A-1: Impact Fee Service Areas For Fiscal Year Ended June 30, 2025 Effective April 13, 2020 thru June 22, 2025

## IMPACT FEE AREAS

-  AHWATUKEE
-  DEER VALLEY
-  ESTRELLA - NORTH
-  ESTRELLA - SOUTH
-  LAVEEN - EAST
-  LAVEEN - WEST
-  NORTHEAST
-  NORTHWEST
-  PARADISE RIDGE



**Map A-2: Impact Fee Service Areas For  
Fiscal Year Ended June 30, 2025  
Effective June 23, 2025 thru June 30, 2025**



**City of Phoenix  
Water Resources Acquisition (WRA) Development Fee**

**SCHEDULE D: Schedule of Changes in Fund Balance - Budget Basis  
For Fiscal Year Ended June 30, 2025 (Pre-Audit)**

<b>Program/Fund</b>	<b>Fund</b>	<b>Beginning Balance</b>	<b>WRA Fee Revenue</b>	<b>Interest and Other Revenue</b>	<b>Total Revenue</b>	<b>WRA Expenditures Net of Recoveries</b>	<b>Ending Balance</b>
<b>Water</b>							
Water Resources Acquisition Fee	0050	\$ 32,004,669	\$ 1,588,550	\$ 1,328,582	\$ 2,917,132	\$ 525	\$ 34,921,276
						<b>Total</b>	<u><u>\$ 34,921,276</u></u>

**SCHEDULE E: Schedule of Project Expenditures - Budget Basis  
For Fiscal Year Ended June 30, 2025 (Pre-Audit)**

<b>Program/Fund</b>	<b>Fund</b>	<b>Project</b>	<b>Location</b>	<b>WRA Expenditures Net of Recoveries</b>
<b>Water</b>				
Acquire Additional WaterResources	0050	WS85400013	Acquire water rights and develop infrastructure for growth-related improvements consistent with the Water ResourceAcquisition Fee Plan.	\$ 525
				<b>Total</b>
				<u><u>\$ 525</u></u>

**City of Phoenix**  
**SCHEDULE F-1: Water Resources Acquisition Fee**  
**For Fiscal Year Ended June 30, 2025**  
**Effective April 13, 2020 Thru June 22, 2025**

**WRA FEES FOR SINGLE FAMILY AND MULTI-FAMILY DOMESTIC METERS**

	<b>ON-PROJECT</b>	<b>OFF-PROJECT</b>
Residential Single Family 5/8" Displacement	\$0	\$583
Residential Single Family 3/4" Displacement	\$0	\$583
Residential Single Family 1" Displacement	\$0	\$583
Residential Single Family 1 1/2 Displacement	\$0	\$1,940
Residential Single Family 2" Displacement	\$0	\$3,106
Residential Guest House - New or Increased Meter Size	See Non-Residential or Landscape Meters	See Non-Residential or Landscape Meters
Residential Single Lot Landscape Meter - Existing Home	See Non-Residential or Landscape Meters	See Non-Residential or Landscape Meters
Residential Single Lot Landscape Meter - Vacant Lot	See Non-Residential or Landscape Meters	See Non-Residential or Landscape Meters
Residential Subdivision Landscape Meter	See Non-Residential or Landscape Meters	See Non-Residential or Landscape Meters
MultiFamily Unit	\$0	\$221
MultiFamily Clubhouse w/Meter	\$0	\$0
MultiFamily Swimming Pool Meter	\$0	\$0
MultiFamily Landscape Meter	See Non-Residential or Landscape Meters	See Non-Residential or Landscape Meters
Mobile Home Space (in Mobile Home Park)	\$0	\$221
Mobile Home Park Landscape Meter	See Non-Residential or Landscape Meters	See Non-Residential or Landscape Meters

**WRA FEES FOR COMMERCIAL, INDUSTRIAL & DEDICATED IRRIGATION METERS**

	<b>ON-PROJECT</b>	<b>OFF-PROJECT</b>
5/8" Displacement	\$0	\$1,235
3/4" Displacement	\$0	\$1,235
1" Displacement	\$0	\$2,063
1.5" Displacement	\$0	\$4,114
2" Displacement	\$0	\$6,584
2" Turbine Class II	\$0	\$7,820
3" Compound Class II	\$0	\$14,416
3" Turbine Class II	\$0	\$17,912
4" Compound Class II	\$0	\$24,707
4" Turbine Class II	\$0	\$30,884
6" Compound Class II	\$0	\$55,590
6" Turbine Class II	\$0	\$65,881
8" Compound Class II	\$0	\$65,881
8" Turbine Class II	\$0	\$115,295

**City of Phoenix**  
**SCHEDULE F-2: Water Resources Acquisition Fee**  
**For Fiscal Year Ended June 30, 2025**  
**Effective June 23, 2025 Thru June 30, 2025**

**WRA FEES FOR SINGLE FAMILY AND MULTI-FAMILY DOMESTIC METERS**

	<b>ON-PROJECT</b>	<b>OFF-PROJECT</b>
Single Family Residential ≤1-Inch meter	\$0	\$2,009
Single Family Residential 1 1/2-inch meter	\$0	\$4,380
MultiFamily Residential (per dwelling unit)	\$0	\$723

**WRA FEES FOR COMMERCIAL, INDUSTRIAL & DEDICATED IRRIGATION METERS**

	<b>ON-PROJECT</b>	<b>OFF-PROJECT</b>
3/4-Inch meter	\$0	\$2,470
1-Inch meter	\$0	\$4,259
1 1/2-Inch meter	\$0	\$9,285
2-Inch meter	\$0	\$12,394
3-Inch meter	\$0	\$38,715
4-Inch meter	\$0	\$68,145
6-Inch meter	\$0	\$108,394
8-Inch meter	\$0	\$216,830
10-Inch meter	\$0	\$425,908
12-Inch meter	\$0	\$425,908

**Map B: Water Resource Acquisition Fee Areas  
Fiscal Year Ended June 30, 2025  
Effective April 13, 2020**

