

**City of Camas**  
**Impact Fees, System Development Charges & Connection Fees 2026**  
*All fees are subject to change*

<b>SCHOOL IMPACT FEES</b>			
<b>BUILDING TYPE</b>		<b>CAMAS</b>	<b>EVERGREEN</b>
Single Family (detached)		6,650.00	6,432.62
Duplex/Townhome (per dwelling unit)		6,650.00	6,432.62
Multi-Family (i.e. Apartment)		6,650.00	3,753.39
Accessory Dwelling Unit (Internal) – 25% of Single-Family Rate		1,662.50	1,608.16
Accessory Dwelling Unit (External) – 35% of Single-Family Rate		2,327.50	2,251.42
<b>TRAFFIC AND FIRE IMPACT FEES</b>			
<b>BUILDING TYPE</b>		<b>TIF North District</b>	<b>TIF South District</b>
Single Family (detached)		11,047	4,262
Duplex/Townhome (per dwelling unit)		6,807	2,626
Apartment (per dwelling unit)		6,361	2,454
Accessory Dwelling Unit (internal)		2,762	1,066
Accessory Dwelling Unit (external)		3,867	1,492
Commercial (per number of PM trips) (see note 4)		11,389	4,394
<b>PARK/OPEN SPACE</b>			
<b>RESIDENTIAL SCALED BY SQUARE FOOTAGE (SF)</b>		<b>ACCESSORY DWELLING UNITS BY SQUARE FOOTAGE (SF)</b>	
0 to 1,000 SF	4,310	Principal DU sized 0 to 1,000 SF	2,155
1,001 to 2,000 SF	7,896	Principal DU sized 1,001 to 2,000 SF	3,948
2,000 to 2,600 SF	11,983	Principal DU size 2,001 SF and above	4,310
2,601 SF and above	13,712	<i>Non-Residential Land Uses see current Fee Schedule</i>	
<b>WATER SYSTEM DEVELOPMENT CHARGES AND FEES</b>			
<b>METER SIZE</b>		<b>DEVELOPMENT CHARGE</b>	<b>WATER METER INSTALL FEES</b>
ADU (external only)		No additional charge	510
3/4"		9,449	510
1"		15,747	569
1.5"		31,492	1,259
2"		50,341	2,433
3"		100,776	City orders / Developer pays & installs
4"		157,463	City orders / Developer pays & installs
6"		314,924	City orders / Developer pays & installs
8"		503,879	City orders / Developer pays & installs
<b>SEWER SYSTEM DEVELOPMENT CHARGES</b>			
<b>METER SIZE</b>		<b>DEVELOPMENT CHARGE</b>	<b>SEWER &amp; OTHER FEES</b>
ADU (internal/external)		No additional charge	STEP/STEF Inspection 225
Residential		7,496	STEP/STEF Reinspection 102 (per inspection)
Commercial 3/4"		7,496	Encroachment (Under \$1,500 Value) 46
Commercial 1"		12,492	Time & Material (see note 3) 1,700
Commercial 1.5"		24,984	
Commercial 2"		39,974	
Commercial 3"		74,951	
Commercial 4"		124,920	<i>All other fees see 2026 Fee Schedule</i>

**Notes:**

1. Rates apply to Commercial I customers. Rates for Industrial and Commercial II (higher than average flow or strength) are calculated by the Public Works Director.
2. Some building sites will have water or sewer latecomer or urban growth fees in addition to the fees noted above.
3. Time & material charges for connection to the city water system if performed by City Personnel will apply, and will include tapping the main, extending the water service and setting the meter box.
4. Traffic Impact Fees (TIF) may be subject to an additional change in 2026, based on Transportation System Plan adoption timing.