

# City of Missoula

## Impact Fee Schedule

Effective October 1, 2025.

| RESIDENTIAL DEVELOPMENT<br>STANDARD FEES |        |                 |                |                |
|------------------------------------------|--------|-----------------|----------------|----------------|
| SIZE OF<br>RESIDENTIAL UNIT              | FIRE   | LAW ENFORCEMENT | TRANSPORTATION | TOTAL PER UNIT |
| 750 or Less                              | \$ 72  | \$ 14           | \$ 730         | \$817          |
| 751 to 1,000                             | \$ 73  | \$ 13           | \$ 907         | \$993          |
| 1,001 to 1,250                           | \$ 77  | \$ 14           | \$ 975         | \$1,067        |
| 1,251 to 1,500                           | \$ 87  | \$ 16           | \$ 1,082       | \$1,185        |
| 1,501 to 1,750                           | \$ 98  | \$ 18           | \$ 1,223       | \$1,340        |
| 1,751 to 2,000                           | \$ 105 | \$ 19           | \$ 1,302       | \$1,426        |
| 2,001 to 2,250                           | \$ 114 | \$ 20           | \$ 1,410       | \$1,545        |
| 2,251 to 2,500                           | \$ 119 | \$ 21           | \$ 1,472       | \$1,614        |
| 2,501 to 2,750                           | \$ 126 | \$ 22           | \$ 1,560       | \$1,710        |
| 2,751 to 3,000                           | \$ 131 | \$ 23           | \$ 1,611       | \$1,766        |
| 3,001 to 3,250                           | \$ 134 | \$ 24           | \$ 1,659       | \$1,819        |
| 3,251 to 3,500                           | \$ 134 | \$ 24           | \$ 1,735       | \$1,895        |
| 3,501 to 3,750                           | \$ 134 | \$ 24           | \$ 1,813       | \$1,973        |
| 3,751 to 4,000                           | \$ 134 | \$ 24           | \$ 1,883       | \$2,043        |
| 4,000 or More                            | \$ 134 | \$ 24           | \$ 1,919       | \$2,078        |

| ADDITIONAL SXWTPQYEN<br>AREA TRANSPORTATION<br>FEES |                          |
|-----------------------------------------------------|--------------------------|
| RESIDENTIAL                                         | MIXED USE<br>RESIDENTIAL |
| \$ 1,035                                            | \$ 663                   |
| \$ 1,303                                            | \$ 834                   |
| \$ 1,509                                            | \$ 966                   |
| \$ 1,680                                            | \$ 1,075                 |
| \$ 1,822                                            | \$ 1,166                 |
| \$ 1,948                                            | \$ 1,246                 |
| \$ 2,057                                            | \$ 1,316                 |
| \$ 2,154                                            | \$ 1,378                 |
| \$ 2,244                                            | \$ 1,436                 |
| \$ 2,324                                            | \$ 1,488                 |
| \$ 2,398                                            | \$ 1,535                 |
| \$ 2,466                                            | \$ 1,579                 |
| \$ 2,530                                            | \$ 1,619                 |
| \$ 2,590                                            | \$ 1,657                 |
| \$ 2,647                                            | \$ 1,694                 |

| NON RESIDENTIAL DEVELOPMENT<br>STANDARD FEES |        |                 |                |         |
|----------------------------------------------|--------|-----------------|----------------|---------|
| NON RESIDENTIAL<br>DEVELOPMENT TYPE          | FIRE   | LAW ENFORCEMENT | TRANSPORTATION | TOTAL * |
| Commercial / Retail                          | \$ 127 | \$ 29           | \$ 3,389       | \$3,546 |
| Industrial                                   | \$ 102 | \$ 7            | \$ 606         | \$716   |
| Office / Other Service                       | \$ 179 | \$ 30           | \$ 1,568       | \$1,778 |
| Institutional                                | \$ 179 | \$ 30           | \$ 1,045       | \$1,254 |

| ADDITIONAL SXWTPQYEN<br>AREA TRANSPORTATION<br>FEES |                                |
|-----------------------------------------------------|--------------------------------|
| NON-RESIDENTIAL                                     | MIXED USE<br>NON - RESIDENTIAL |
| \$ 2,201                                            | \$ 1,563                       |
| \$ 806                                              | \$ 653                         |
| \$ 410                                              | \$ 410                         |
| \$ 887                                              | \$ 887                         |

\*Non Residential fee is per 1,000 square feet of structure by development type.

**Calculating Fees:** Impact Fees for development in the Sxwtpqyen Area are the sum of the green TOTAL plus the applicable additional Sxwtpqyen Area Transportation Fees. A map of this area is attached. For example, a 750 sqft single family residence in the Sxwtpqyen Area would calculate impact fees as \$817 (green total) + \$1,035 (residential Sxwtpqyen) = \$1,852 total impact fees.

Attached or detached private garages for duplexes or single-family residences are exempt from impact fees.