



City Planning Department  
Impact Fee Fiscal Year Summary

TORREY HIGHLANDS

FUND #400094 - Established 7/06/01

As of June 30, 2025

TOTAL REVENUES (Including Interest): **\$76,646,617**

City Project No.	DIF Plan #	Projects Approved by Council	Project Status	Funds Expended	Funds Budgeted
	P-6	Bicycle/Pedestrian/Equestrian Trail System	Completed	600,722	600,722
33.099.0	F-1	Fire Station #46 - Black Mountain Ranch South	Completed	2,247,304	2,247,304
S-00689	F-2	Fire Station #47 - Pacific Highlands Ranch	Completed	855,500	855,500
52-703.0	T-1.1	State Route 56 - Debt Service	Completed	431,673	431,673
	U-2	Del Mar Heights Road Pipeline Relocation	Completed	2,501,316	2,501,316
13001622	U-1	CVTS Reimbursement TH FBA	Completed	1,353,000	1,353,000
13001811	N/A	Reimbursement Agreement Database	Completed	11,590	9,670
RD-12002	P-6	Torrey Highlands Trail System	Completed	137,843	137,843
S-00639	P-3	Black Mountain Ranch Community Park	Completed	1,258,784	1,258,784
S-00650	P-2	Torrey Highlands Nbhd Park North	Completed	2,394,744	2,394,744
S-00714	T-1.3	SR56/Camino Ruiz Interchange Western 1/2	Completed	8,564,899	8,564,899
S-00854	T-4.3	Carmel Valley Road Via Albutura to Camino del Sur	Completed	5,171,772	5,171,772
S-00899	T-2.1	Camino del Sur - SR 56 to Carmel Valley Road	Completed	9,720,834	9,720,834
RD-14000	T-1.2B	State Route 56 Freeway Expansion	-	475,893	2,000,000
RD-15001	T-4.4	Carmel Vly Rd Widening (Camino Del Sur to Blk Mtn Rd)	Completed	1,774,058	1,774,058
RD-15002	T-5.2	Carmel Mountain Road (T-5.2)	Completed	2,877,459	2,877,459
RD-15003	U-3	New 16" Water Mains (U-3)	Completed	720,869	720,869
RD-21000	L-1	L-1 Village Green	Completed	288,394	288,394
RD-21003	P-6	TH Trail System	-	142,269	142,622
RD-21004	T-3.1A	Camino Del Sur Wid-S	-	1,315,531	1,365,015
RD-21005	T-3.1B	Camino Del Sur wid- N	-	6,469,914	6,504,351
RD-21006	T-5.2	Carmel Mtn Rd Widening	-	2,908,771	2,943,303
RD-21007	U-3	TH 16" Water Mains	-	669,562	669,759
S-00651	P-1	Torrey Highlands Nbhd Park South	Completed	7,865,905	7,865,905
S-10015	T-9	Torrey Meadows Drive Overcrossing	Completed	10,444,601	10,444,601
S-14023	L-1	Pacific Highlands Ranch Branch Library	-	4,748,148	4,748,148
		Interfund loan interest		325,739	325,739
		Administration (Fund inception to present)		2,679,050	2,680,970
Total Expended/Budgeted				\$78,956,145	\$80,599,253

FUND BALANCE: **(\$3,952,636)**

Interfund Loan		
Action	Description	Amount
Transfer #1	Interfund loan transfer from Rancho Penasquitos FBA fund for Merge 56 projects per	5,053,421
Transfer #2	Interfund loan transfer from Rancho Penasquitos FBA fund for Merge 56 projects per	882,967
Total Loan Amount		5,936,388

Pending Adjustments	
Anticipated Commitments	Amount
FY25 Interest payment to Rancho Penaquitos interfund loan	\$240,813
FY25 Repayment to Rancho Penaquitos interfund loan	\$1,200,000
Reserve for last payment to Merge 56	\$300,000
Contingency	\$178,031

TOTAL PENDING ADJUSTMENTS: \$ 1,918,844

ADJUSTED FUND BALANCE: **\$64,908**