

Transportation Impact Fee Rates, effective 1/1/2020

Land Use	Institute of Traffic Engineers (ITE) Land Use Code	Unit of Measure	Trip Rate Factors (ITE 10th Edition-based)	Impact Fee Rates Effective 1/1/2020 to 12/31/2020	Impact Fee Rates Effective 1/1/2021 to 12/31/2021 (3% Administrative Increase)*
Cost Per Trip End				\$6,854	\$7,060
Residential					
1 Single Family	210	dwelling	1.00	\$6,854	\$7,060
2 Multi-Family Low Rise (1-2 stories)	220	dwelling	0.56	\$3,838	\$3,953
Multi-Family Mid Rise (3-10 stories)	221	dwelling	0.44	\$3,016	\$3,106
Multi-Family Mid Rise - Downtown/TOD	222	dwelling	0.19	\$1,302	\$1,341
Multi-Family High Rise (10+ stories)	222	dwelling	0.19	\$1,302	\$1,341
3 Senior Citizen Dwelling	252	dwelling	0.26	\$1,782	\$1,836
Commercial - Services					
4 Bank/ S&L without Window	911	sf/GFA	7.28	\$39.56	\$40.75
5 Hotel	310	room	0.60	\$4,112	\$4,236
6 Day Care Center	565	sf/GFA	11.12	\$60.45	\$62.26
Commercial - Institutional					
7 Religious Institution	560	sf/GFA	0.49	\$3.36	\$3.46
8 Assisted Living	254	dwelling	0.26	\$1,782	\$1,836
9 Medical Clinic	630	sf/GFA	2.45	\$19.07	\$19.64
10 Hospital	610	sf/GFA	0.74	\$5.80	\$5.98
Commercial - Restaurant					
11 Quality Restaurant	931	sf/GFA	4.37	\$27.87	\$28.71
12 Fast Casual Restaurant	930	sf/GFA	7.07	\$38.40	\$39.56
13 Fast Food Restaurant without Window	933	sf/GFA	14.17	\$77.03	\$79.34
14 Fast Food Restaurant with Window	934	sf/GFA	16.34	\$88.80	\$91.46
Commercial - Retail Shopping					
15 Shopping Center	820	sf/GLA	2.51	\$16.05	\$16.53
16 Supermarket	850	sf/GFA	5.91	\$37.74	\$38.87
17 Retail	820	sf/GFA	2.51	\$13.67	\$14.08
18 Furniture Store	890	sf/GFA	0.24	\$1.56	\$1.61
19 Pharmacy	880, 881	sf/GFA	4.26	\$23.13	\$23.82
20 Automobile Sales	840	sf/GFA	1.94	\$15.16	\$15.62
Commercial - Office					
21 Office	710	sf/GFA	1.04	\$8.07	\$8.31
22 Downtown Office	710	sf/GFA	0.78	\$6.11	\$6.29
23 TOD Office	710	sf/GFA	0.78	\$6.11	\$6.29
24 Medical/ Dental Office	720	sf/GFA	2.60	\$20.24	\$20.85
Industrial					
25 Light Industry/Manufacturing	110	sf/GFA	0.63	\$4.91	\$5.06
26 Industrial Park	130	sf/GFA	0.40	\$3.12	\$3.21
27 Warehousing	150	sf/GFA	0.19	\$1.48	\$1.53
28 Mini-Warehouse	151	sf/GFA	0.17	\$1.33	\$1.37

*As approved by City Council (Ord. No. 6491) Transportation Impact Fee Rates will automatically increase by 3% each January 1st, unless an alternate adjustment is approved by the City Council.

Other Notes:

- The Impact Fee Rates charged are based on the current fees in effect at the time of building permit issuance. (Exception per BCC 22.19.030.B)
- The Current Trip Rates include adjustments for Pass-By Trips and Trip Length.
- sf/GFA = square feet Gross Floor Area
- sf/GLA = square feet Gross Leasable Area
- For uses with Unit of Measure given in sf, trip rate is given as trips per 1,000 sf
- TOD = Transit-Oriented Development