

**City of Ferndale**  
**Schedule of Transportation Impact Fees - Citywide Service Area**  
 Cost per PM peak hour trip end = \$3,090

Land Use Category - ITE 10th Edition	ITE Land Use Code	Unit	Impact Fee Per Unit
<b>RESIDENTIAL</b>			
Detached Housing	210	Dwelling Unit	\$3,059
Multifamily Housing (attached and stacked)	220, 221	Dwelling Unit	\$1,730
Senior Housing	251, 252	Dwelling Unit	\$927
Nursing Home	620	Bed	\$680
Congregate Care/Asst. Living	253, 254	Dwelling Unit	\$803

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<b>INSTITUTIONAL</b>			
Public Park	411	Acre	\$340
Golf Course	430	Hole	\$8,992
Multi-Purpose Recreational Facility	435	1,000 sf GFA	\$11,062
Multiplex Movie Theater	445	Movie Screens	\$42,426
Casino/Video Lottery Establishment	473	1,000 sf GFA	\$41,684
Tennis Courts	490	Court	\$13,009
Health/Fitness Club	492	1,000 sf GFA	\$10,661
Elementary School	520	Student	\$525
Middle/Junior High School	522	Student	\$525
High School	530	Student	\$433
Church	560	1,000 sf GFA	\$1,514
Day Care Center	565	1,000 sf GFA	\$34,361
Library	590	1,000 sf GFA	\$25,214
Hospital	610	1,000 sf GFA	\$2,997

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<b>BUSINESS &amp; COMMERCIAL</b>			
Hotel	310	Room	\$1,854
Motel	320	Room	\$1,174
Building Materials/Lumber	812	1,000 sf GFA	\$6,365
Free-Standing Discount Superstore	813	1,000 sf GFA	\$10,570
Hardware/Paint Store	816	1,000 sf GFA	\$6,128
Nursery-Retail (Garden Center)	817	1,000 sf GFA	\$21,445
Shopping Center	820	1,000 sf GLA	\$7,770
Factory Outlet Center	823	1,000 sf GFA	\$7,076
Supermarket	850	1,000 sf GFA	\$18,273
Discount Supermarket	854	1,000 sf GFA	\$20,456
Discount Club	857	1,000 sf GFA	\$8,137
Home Improvement Superstore	862	1,000 sf GFA	\$4,176
Electronics Superstore	863	1,000 sf GFA	\$7,898
Toy/Children's Superstore	864	1,000 sf GFA	\$15,450
Apparel Store	876	1,000 sf GFA	\$12,731
Pharmacy/Drug Store w/out Drive-Through	880	1,000 sf GFA	\$12,359
Pharmacy/Drug Store w/ Drive-Through	881	1,000 sf GFA	\$16,216
Furniture Store	890	1,000 sf GFA	\$755
Bank/Savings: Walk-in	911	1,000 sf GFA	\$24,363
Bank/Savings: Drive-in	912	1,000 sf GFA	\$41,074
Drinking Place	925	1,000 sf GFA	\$22,817
Quality Restaurant	931	1,000 sf GFA	\$13,497
High Turnover Sit-Down Restaurant	932	1,000 sf GFA	\$17,208
Fast Food Restaurant w/out Drive-Through	933	1,000 sf GFA	\$43,785
Fast Food Restaurant w/ Drive-Through	934	1,000 sf GFA	\$50,475
Coffee/Donut Shop with Drive-Through Window	937	1,000 sf GFA	\$67,022
New Car Sales	840	1,000 sf GFA	\$7,509
Auto Parts Sales	843	1,000 sf GFA	\$8,648
Tire Store	848	1,000 sf GFA	\$8,855
Tire Superstore	849	1,000 sf GFA	\$6,520
Convenience Market (24 Hr)	851	1,000 sf GFA	\$74,357
Convenience Market w/ Gas Pump	853	Vehicle Fueling Position	\$24,206
Gasoline/Service Station	944	Vehicle Fueling Position	\$25,145
Gasoline/Service Station w/ Convenience Market	945	Vehicle Fueling Position	\$19,021
Quick Lubrication Vehicle Shop	941	Servicing Position	\$14,987
Auto Care Center	942	1,000 sf GLA	\$9,610
Self-Service Car Wash	947	Wash Stall	\$17,119

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<b>OFFICE</b>			
Clinic	630	1,000 sf GFA	\$10,135
General Office	710	1,000 sf GFA	\$3,554
Small Office Building	712	1,000 sf GFA	\$7,571
Corporate Headquarters	714	1,000 sf GFA	\$1,854
Medical-Dental Office Building	720	1,000 sf GFA	\$10,691
U.S. Post Office	732	1,000 sf GFA	\$34,639
Research and Development Center	760	1,000 sf GFA	\$1,514
Business Park	770	1,000 sf GFA	\$1,298

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<b>INDUSTRIAL</b>			
General Light Industrial	110	1,000 sf GFA	\$1,947
Industrial Park	130	1,000 sf GFA	\$1,236
Manufacturing	140	1,000 sf GFA	\$2,070
Warehouse	150	1,000 sf GFA	\$587
Mini-Warehouse	151	1,000 sf GFA	\$525
Utilities	170	1,000 sf GFA	\$7,014

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<b>PORT and TERMINAL</b>			
Intermodal Truck Terminal	30	1,000 sf GFA	\$5,778
Park and Ride Lot with Bus Service	90	Parking Space	\$1,329

**NOTES:**

\* Abbreviations include: GFA = Gross Floor Area, sf = square feet, and GLA = Gross Leasable Area.

\* The City of Ferndale has established Traffic Impact Fees (TIF) through Ferndale Municipal Code 15.44, as authorized by RCW 82.02 and RCW 36.70A. Unless otherwise noted, the City of Ferndale utilizes the weekday PM peak hour trip as the base measurement of trip generation. The City utilizes trip generation methodologies as identified in the most recent edition of the Institute of Traffic Engineers Trip Generation Manual.

\* No reduction in the City's base cost per trip may be considered at any time, although the City may consider variations to trip reduction rates for non-single family development when documented by the applicant utilizing methodologies accepted by the City.