ORIGINAL

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07/10/90

CITY OF BELLEVUE, WASHINGTON

ORDINANCE NO. 4161

AN ORDINANCE regarding the Transportation Improvement Program; adopting a list of transportation improvements; adopting a list of funding sources, adopting a Capital Funding Program; adopting a transportation impact fee schedule; and amending Sections 2, 7, 8, 9 and 10 of Ordinance No. 4104.

WHEREAS, pursuant to Ordinance No. 4104 the City Council adopted a Transportation Improvement Program pursuant to the Local Transportation Act of 1988, chapter 39.92 RCW for joint public and private financing of transportation improvements to mitigate the cumulative impacts of growth and development within the City; and

WHEREAS, Section 13 of Ordinance No. 4104 provides that the provisions of the ordinance shall not become effective until the City Council has approved and adopted by ordinance a list of transportation improvements; a list of funding sources; a Capital Funding Program; and a transportation impact fee schedule; and

WHEREAS, the Transportation Commission has developed and presented to the City Council a list of transportation improvements; an estimate of the cost of implementing the transportation improvements; a list of funding sources; a Capital Funding Program; and a transportation impact fee schedule; and

WHEREAS, the City Council desires to implement the provisions of the Transportation Improvement Program; and

WHEREAS, the City Council also desires to amend certain provisions of Ordinance No. 4104; now, therefore,

THE CITY COUNCIL OF THE CITY OF BELLEVUE, WASHINGTON, DOES ORDAIN AS FOLLOWS:

Section 1. Pursuant to Section 5(b) of Ordinance No. 4104 the City Council approves and adopts that certain list of transportation improvements given Clerk's Receiving No. 15740.

Section 2. Pursuant to Section 5(d) of Ordinance No. 4104 the City Council approves and adopts that certain list of funding sources given Clerk's Receiving No. 15741.

Section 3. Pursuant to Section 6 of Ordinance No. 4104 the City Council approves and adopts that certain Capital Funding Program given Clerk's Receiving No. 15741.

Section 4. Pursuant to section 8 of Ordinance No. 4104 the City Council approves and adopts that certain transportation impact fee schedule given Clerk's Receiving No. 15742.

Section 5. Section 2 of Ordinance 4104 is amended to read as follows:

Section 2. Definitions

(1) "Developer" means an individual, group of individuals, partnership, corporation, association, municipal corporation, state agency, or other person undertaking Development and their successors and assigns.

(2) "Development" means any subdivision or short platting of land or any construction or reconstruction of residential, commercial, industrial, public or any other building, building space, or land for which a permit, approval or other authorization is required if the Development, when the construction that would take place thereunder is completed, would generate at least one (1) new PM Peak Hour Trip and if such permit, approval, or other authorization is processed pursuant to Bellevue City Code (Land Use Code) Process I (20.35.100 et seq.); Bellevue City Code (Land Use Code) Process II (20.35.200 et seq.); or Bellevue City Code (Construction Code) Chapter 23.10. "Development" also means any tenant improvements or changes in occupancy if a proposed new use or an expanded existing use will result in the physical expansion of the existing parking area under applicable City parking standards and will generate at least one (1) new PM Peak Hour Trip.

(3) "Direct result of the proposed development" means those quantifiable transportation impacts that are caused by vehicles or pedestrians whose trip origin or destination is the proposed Development.

(4) "Fair market value" means the price in terms of money that a property will bring in a competitive and open market under all conditions of a fair sale, the buyer and seller each prudently knowledgeable, and assuming the price is not affected by undue stimulus, measured at the time of the dedication to local government of land or improved transportation facilities.

(5) "Level of Service (LOS)" means a measure of traffic congestion along a roadway or at an intersection identified by a letter scale from 'A' to 'F' as defined by the Institute of Transportation Engineers.

(6) "Off-site transportation improvements" means those transportation improvements designated in Section 5(b) of this ordinance that are authorized to be undertaken by the City that serve the transportation needs of more than one Development.

(7) "PM Peak Hour" means the consecutive 60-minute period between 3:00 PM to 7:00 PM which experiences the highest sum of traffic volume on a roadway segment or passing through a roadway intersection.

(8) "PM Peak Hour Trips" means total vehicular trips entering and leaving a Development during the PM Peak Hour on adjacent streets, as defined in the most recent ITE, Trip Generation Manual, published by the

Institute of Transportation Engineers. Other trip generation sources may be used where ITE data are based on a limited survey base or where there may be special trip-generating characteristics of the proposal.

(9) "Plan Area" means that geographic area described in Section 3 of this ordinance generally benefited by the off-site transportation improvements proposed to be constructed pursuant to Section 5(b) of this ordinance and within which transportation impact fees will be imposed.

(10) "Transportation impact fee" means the monetary charge imposed on new Development within the Plan Area for the purpose of providing a portion of the funding for the transportation improvements reasonable and necessary to significantly mitigate the cumulative impacts of growth and development in the Plan Area.

(11) "Transportation improvement" means any and all capital improvements to the transportation infrastructure of the City constructed pursuant to city design and development standards and requirements, including without limitation, roads, bridges, overpasses, sidewalks, curbs, turn lanes, traffic signals, traffic signs, HOV lanes, bus shelters and associated landscaping.

(12) "Transportation Improvement Program" means that program adopted pursuant to this ordinance for the purpose of jointly funding, from public and private sources, transportation improvements necessitated in whole or in part by development and growth within the Plan Area.

(13) "Transportation Management Program (TMP)" means a program(s) designed to increase the efficiency of existing capital transportation facilities including, without limitation, transit, ride-sharing, flexible working hours, and other measures to decrease single occupancy vehicle trips.

Section 6. Section 7 of Ordinance 4104 is amended to read as follows:

Section 7. Imposition of Transportation Impact Fees.

A. Any Development in the Plan Area, except a Development or portion thereof specifically exempt pursuant to subsection (C) of this section, which is approved, permitted or otherwise authorized after the effective date of this ordinance, shall be required to pay a transportation impact fee to the extent and in the amount provided herein.

B. No building permit, or conditional use permit where applicable, for any Development requiring payment of a transportation impact fee shall be issued unless or until the transportation impact fee required by this ordinance has been paid in full or the Developer has agreed to pay said fee by installment as hereinafter authorized.

C. The following types of development or portion thereof are exempt from the requirement to pay a transportation impact fee as otherwise required by this ordinance.

i. The gross square footage of any Development or portion thereof used exclusively for "child care services" as defined in Bellevue City Code (Land Use Code) Section 20.50.014 ; provided that no such exemption shall be provided unless the Developer has first signed a concomitant agreement satisfactory to the City which provides assurance that such "child care services" use shall continue for at least that term specified in such concomitant agreement.

ii. Any Development or portion thereof used exclusively for "affordable housing"; provided that no such exemption shall be provided unless the Developer has first signed a concomitant agreement satisfactory to the City which provides assurance that such "affordable housing" will continue to be made available for as long as the structure exists. For purposes of this ordinance, "affordable housing" shall mean that housing which is affordable to families with an income up to 80% of the area median income, adjusted for family size, as defined by the Department of Housing and Urban Development for the Seattle Metropolitan Statistical Area.

Section 7. Section 8 of Ordinance 4104 is amended to read as follows:

Section 8. Calculating Transportation Impact Fees.

A. The Transportation Commission shall develop a transportation impact fee schedule using the following methodology and shall bring such schedule forward to the City Council for approval and adoption by ordinance:

1. For the transportation improvements listed in the Transportation Improvement Program, calculate the percentage of total future PM Peak Hour traffic attributable to growth and development within the Plan Area ("growth percentage"). Multiply the "growth percentage" by the total estimated cost of such transportation improvements to obtain the amount attributable to growth and development within the Plan Area.

2. Specify one or more geographic areas within the Plan Area as "Impact Fee Areas."

3. For the transportation improvements listed in the Transportation Improvement Program, calculate the percentage of projected PM Peak Hour traffic attributable to growth and development originating from or destined to each Impact Fee Area. Using the resulting percentage, allocate a proportionate share of the transportation cost attributable to growth and development to each Impact Fee Area. Within an Impact Fee Area, sum these proportionate shares of transportation improvements. This sum constitutes the "area growth cost."

4. Divide the "area growth cost" by the total number of PM Peak Hour vehicle trips generated by growth and development in the Impact Fee Area to obtain an "average impact fee per trip."

5. Adjust the "average impact fee per trip" for specific land use types to account for the following factors:

a. Pass-by trips, as defined in ITE Trip Generation, current edition.

b. Average trip length.

c. Expected levels of ridesharing and transit usage pursuant to a Transportation Management Program.

6. Produce a schedule of impact fee rates per Development unit (e.g., square footage, housing units) for specific land use types within each Impact Fee Area. The average impact fee rate within the Plan Area, as set forth in such schedule, shall not exceed three dollars ($3.00) per gross square foot of Development (1989 dollars); provided that such average rate may be adjusted consistent with the provisions of subsection (F) of this section.

B. The Department of Public Works shall calculate the amount of the applicable transportation impact fee for each Development by:

1. Determining the applicable Impact Fee Area for the Development.

2. Verifying the Development land use type and units of Development.

3. Determining the applicable per unit transportation impact fee from the impact fee schedule.

4. Multiplying the applicable per unit transportation impact fee by the Development unit to obtain the "base transportation impact fee" for such Development.

If the Development does not fit into any of the categories specified in the fee schedule, the Department shall use the impact fee applicable to the most directly comparable type of land use specified in the fee schedule. If the Development includes mixed uses, the fee shall be determined by apportioning the space committed to uses specified on the schedule. The Public Works Director shall be authorized to adjust the impact fees for any mixed development based on analysis of specific trip generating characteristics of the development.

C. Once the calculation of the "base transportation impact fee" has been made, any credit owing to the Developer for the fair market value of off-site land dedicated to and accepted by the City and/or the cost of constructing off-site transportation improvements dedicated to and accepted by the City shall be subtracted from the base fee; provided no

credit shall be provided unless such off-site transportation improvements are included in the Transportation Improvement Program. The Public Works Director shall initially determine, subject to final approval by the City Council, whether the City will accept such dedication for which a credit is requested. If the value of any such dedication exceeds the amount of the transportation impact fee obligation, the Developer shall be entitled to reimbursement from transportation impact fees attributable to the dedicated facilities that are paid by subsequent Developers within the Plan Area. The Public Works Director is directed to establish rules and regulations to administer the provisions of this section.

D. Payment of the transportation impact fee entitles the Developer and its successors or assigns to a credit in the amount of the impact fee against any other fee or assessment made specifically for the designated off-site transportation improvements covered by the transportation impact fee imposed under this ordinance.

E. Where the property on which a Development is proposed to be located is subject to a prior recorded concomitant agreement between the Developer or his predecessor and the City, which concomitant agreement provides for the construction of, or the payment of money for, any transportation improvement or portion thereof included in the Transportation Improvement Program, the Developer shall be given a credit against any transportation impact fee imposed by this ordinance in the amount of such fees already paid or in the amount of the construction cost to the Developer of any such transportation improvement actually constructed.

F. The transportation impact fee schedule authorized pursuant to this ordinance may be revised if review shows that the estimated cost of carrying out the applicable transportation improvements to be funded under the Transportation Improvement Program has changed at the time of the review of the list of such transportation improvements pursuant to Section 5(c). This provision shall apply prospectively only. No transportation impact fee for a specific Development shall be increased or decreased once said fee has been paid or the Developer has elected to pay by the installment method.

G. No transportation impact fee shall be collected if the transportation improvements are incapable of being reasonably accomplished because of lack of public funds. No impact fee shall be imposed by the City on a Development when mitigation for the same off-site transportation impact of the Development is being required by any other governmental agency pursuant to any other local, state or federal law.

Section 8. Section 9 of Ordinance 4104 is amended to read as follows:

Section 9. Determination, collection and administration of fees.

A. The Department of Public Works shall determine the amount of Transportation Impact Fee required for any Development pursuant to the transportation impact fee schedule adopted pursuant to Section 8 of the ordinance.

B. Any transportation impact fee imposed under this ordinance shall be due and payable at the time the City issues any building permit, or conditional use permit if applicable, for the Development or, in the case of residential subdivisions or short plats, at the time of final plat approval, at the Developer's option. The Developer may elect to pay the entire fee in a lump sum at the time the permit is issued, or may elect to pay twenty percent of the total fee at the time the permit is issued and the remaining balance in equal installments with interest accruing on the unpaid balance. The interest rate applicable to such installment payments shall be that rate of interest computed by the state treasurer as published in the Washington State Register pursuant to RCW 19.52.025 for the month of December of the year immediately preceding the calendar year in which the promissory note is provided to the City. Said interest rate shall remain in effect for the entire term of said promissory note. The Director of the Department of Finance or his designee shall determine the frequency of payments. The payment period shall be five (5) years; provided that at the option of the Developer and upon agreement of the Director of the Department of Finance the payment period may be less than five (5) years. The Developer may pay the outstanding balance with accumulated interest at any time without penalty. If the Developer fails to pay any installment within ten days of the date in which said installment is due, the total outstanding balance of all installments plus interest shall immediately be due and payable.

The Developer may elect the installment method of payment only if the Developer executes a promissory note payable to the City for the total amount of the fee plus interest and provides additional security in a form acceptable to the Director of the Department of Finance or his designee.

If the installment method of payment is elected by the Developer of a subdivision or short plat, the total amount of the outstanding balance plus interest for each lot shall be due and payable if the development is sold or otherwise conveyed to another party. This remedy is in addition to the City's authority to exercise its rights under any security agreement provided by the Developer.

If the Developer of a subdivision or short plat elects to pay the impact fee on the date a building permit is obtained, the Developer is deemed to have waived the option to pay the impact fee by installment.

Failure to comply fully and promptly with the payment obligation imposed under this ordinance or to provide additional security for the promissory note as specified by the Finance Director may result in the immediate revocation of any permit, approval or other authorization issued by the City and forfeiture of all right to occupy or otherwise use the Development at the discretion of the City's Building Official.

C. There is hereby created and established a special purpose, non-operating Transportation Improvement Program Impact Fee Fund ("the Impact Fee Fund"). All transportation impact fees, interest and investment income received pursuant to this ordinance shall be deposited into the Impact Fee Fund. All transportation impact fees paid into the Fund shall be earmarked to ensure that fees collected on a particular

Development shall be used in substantial part to pay for those transportation improvements mitigating the impacts of that Development. Rules and regulations for administration of the Fund shall be established by the City's Finance Director. The Impact Fee Fund is not intended as a fund from which direct transportation capital expenditures will be made. This fund is intended to serve as an accounting device to receive revenues generated as described herein for automatic transfer to other fund(s) where expenditure purposes associated with these revenues have been budgeted. In consideration of this, appropriations in this fund may be administratively adjusted periodically; that is without additional ordinance requirements, to equal revenue expectations. Appropriation changes by ordinance will continue to be provided for the funds in which expenditures will actually occur. The Transportation Commission shall review the operation of the Transportation Improvement Program Impact Fee Fund.

D. Transportation impact fees paid toward more than one transportation improvement may be pooled and expended on any one or more of the transportation improvements mitigating the impact of that Development. Any interest earned on impact fee installment payments, or on invested monies in the Impact Fee Fund may be pooled and expended on any one or more of the transportation improvements for which impact fees have been collected.

E. Developments that use pre-existing transportation improvements funded in part by transportation impact fees imposed under this ordinance shall pay their proportionate share of the cost of said pre-existing transportation improvements, pursuant to the methodology and transportation impact fee schedule set forth in section 8 of this ordinance.

F. If a Developer desires to appeal the determination of the amount of the transportation impact fee, including whether or to what extent an exemption applies or a credit should be provided, the Developer must file an appeal with the Hearing Examiner for the City within twenty days of the date that notice is given to the Developer of the fee. The appeal shall be processed pursuant to Process VI of the Land Use Code. Pending determination on any appeal, a building permit may only be issued if the Developer first pays the full amount of the fee, as determined by the Department, (or the down payment if the installment payment is elected) under protest.

Section 9. Section 10 of Ordinance 4104 is amended to read as follows:

Section 10. Refund of Fees Paid.

A. If a building permit or other approval expires or if the application is withdrawn or cancelled and no construction has commenced, the Developer shall be entitled to a refund of any transportation impact fee principal plus interest paid less a reasonable administrative charge for the processing of said fee. Any fee erroneously paid or collected shall be refunded in full.

B. All transportation impact fees and interest received on promissory notes not spent within six years of collection of said fees and interest for the transportation improvements eligible for expenditure of such fees shall be refunded to the property owner currently of record.

Section 10. This ordinance and Section 1-12 of Ordinance No. 4104 shall take effect and be in force thirty days after passage of this ordinance..

PASSED by the City Council this 23rd day of July, 1990 and signed in authentication of its passage this 23rd day of July, 1990.

(SEAL)

Terry Lukens, Mayor

Approved as to form:

Richard L. Andrews, City Attorney

Patrice C. Cole

Patrice C. Cole, Assistant City Attorney

Attest:

Marie K. O'Connell, City Clerk

Published July 27, 1990

ORIGINAL

FILED NO 15740
CITY OF
DATE 11/27/90
CITY CLERK Marie O'Connell
Ord. 4161

CITY OF BELLEVUE

POLICY & PROGRAMMING MASTERLIST

IMPACT FEE PROJECT LIST

DATE: 07/03/90

#	ID	PROJECT NAME	FROM	TO	DESCRIPTION	CIP	IMPACT FEE GROUP	TOTAL PROJECT COST	TOTAL COST IMPACT FEE	BELLEVUE % GROWTH	INPACT FEE COST
1	R-171	NE 6TH ST EXTENSION	112TH AVE NE	114TH AVE NE	CONSTRUCT NEW 2 LANE ARTERIAL W/ C, G & SIDEWALKS	PW-R-58	A	2800000	2800000	37%	1036000
2	R-107	110TH AVE NE	NE 2ND ST	NE 4TH ST	CONSTRUCT NEW 4 LANE ARTERIAL W/C, G, SIDEWALKS	PW-R-70	A	1800000	1800000	37%	666000
3	R-237	NE 8TH/10TH ST	ONE WAY		CHANNILIZE & SIGN FOR 1 WAY SYSTEM		A	642000	642000	37%	237540
4	R-166	NE 1ST ST/NE 2ND ST	100TH AVE NE	BELLEVUE WAY NE	CONSTRUCT NEW 3 LANE ARTERIAL W/C, G, SIDEWALKS		A	1696000	1696000	37%	627520
5	R-108	110TH AVE NE	NE 9TH ST	NE 12TH ST	CONST. 5 LANE ARTERIAL W/ C, G, SIDEWALK, SIG@12TH	PW-R-50	A	4235000	4235000	37%	1567000
6	R-114-WB	118TH AVE SE	I-90 UNDERCROSS	CITY LIMITS SOUTH	MINOR WIDENING RECONSTRUCT AND RESURFACE	PW-R-54	A	1982000	1982000	37%	733340
7	I-172	112TH AVE NE	NE 4TH ST		PROHIBIT E TO N TURNS		A	0			0
8	R-109	112TH AVE NE	SE 2ND ST	NE 3RD ST	WIDEN TO 5 LANES	PW-R-62	A	4490000	4490000	37%	1661300
9	I-170-R	112TH AVE NE	MAIN ST		EB TO SB RIGHT TURN POCKET - MAIN ST TO 112TH AVE	PW-R-63	A	2730000	2730000	37%	1010100
10	R-152	BELLEVUE WAY NE	NE 12TH ST	SR-520	WIDEN W/TURN LANES @ INTERSECTION W/C, G & SW	PW-W/B-34	A	6337000	6337000	37%	2345000
11	I-157	BELLEVUE WAY SE	SE 30TH ST		PROVIDE NEW SIG,W/ SB TH LN,FR SE 30 TO I-90 RAMPS		A	85250	852250	37%	31543
12	I-209	BELLEVUE WAY NE	NE 12TH ST		INSTALL W/B RT TURN LANE		A	165000	165000	37%	61050
13	I-210	BELLEVUE WAY	NE 24TH ST		INSTALL W/B RT TURN LANE,PROHIBIT N/S PK HR TURNS		A	125000	125000	37%	46250
14	I-105	112TH AVE NE	NE 2ND ST		INSTALL NEW SIGNAL (INCLUDED IN R-109)	PW-R-62	A				0
15	R-104	108TH AVE NE	NE 4TH ST	NE 8TH ST	WIDEN TO 5 LANES W/CURB/GUTTER/SIDEWALKS.IMP @ NE8	PW-R-37	A	2990000	2990000	37%	1106300
16	R-234	110TH AVE NE	NE 4TH ST	NE 8TH ST	WIDEN TO FIVE LANES		A	5044000	5044000	37%	1866280
17	I-201	112TH AVE SE	SE 6TH ST		INSTALL NEW SIGNAL		A	131750	131750	37%	48748
18	I-112	116TH AVE NE	NE 8TH ST		NORTHBOUND RIGHT TURN LANE		A	515000	515000	37%	190550
19	I-216	112TH AVE SE	SE 8TH ST		PROVIDE N-E RT TURN		A	54773	54773	37%	20266
20	R-245	112TH AVE SE	SE 2ND ST	SE 8TH ST	WIDEN TO 5 LANES		A	2215000	2215000	37%	819550
21	I-107-0	I-405	NE 8TH ST		HOV IMPROVMENTS ON SB OFFRAM-INCLUDED IN R-235	PW-I-35	A	341000	341000	37%	126170
22	R-236	112TH AVE NE	NE 8TH ST	NE 12TH ST	WIDEN TO FIVE LANES (INCLUDED IN R-179)	PW-R-43	A			37%	0
23	R-168	NE 2ND ST EXTENSION	112TH AVE NE	114TH AVE NE	CONSTRUCT NEW 2 LANE ARTERIAL W/C, G, SIDEWALKS	PW-R-61	A	2465000	2465000	37%	912050
24	R-235	112TH AVE NE	NE 4TH ST	NE 8TH ST	WIDEN TO 5 LANES	PW-R-69	A	9170000	9170000	37%	3392900
25	I-212	112TH AVE SE	BELLEVUE WAY SE		RECONFIGURE INTERSECTION		A	232000	232000	37%	85840
26	R-246	114TH AVE NE	MAIN ST	SE 8TH ST	WIDEN TO 3 LANES		A	480000	480000	37%	177600
27	R-179	NE 10TH ST	100TH AVE NE	112TH AVE NE	CONSTRUCT NEW ARTERIAL W/C,G,SW & INTERSECT IMPROV	PW-R-43	A*	16059000	2746000	37%	101602
28	R-241-0	I-405	SE 8TH INTERCHANGE		RECONSTRUCT INTERCHANGE		A**	3055000	2230150	37%	825156
29	R-176-0	I-405	NE 8TH INTERCHANGE		RECONSTRUCT INTERCHANGE		A**	19454000	14026334	37%	5189744

* Costs reduced to subtract LID costs

* * Costs reflect Bellevue share only

#	ID	PROJECT NAME	FROM	TO	DESCRIPTION	CIP	IMPACT FEE GROUP	TOTAL PROJECT COST	TOTAL COST IMPACT FEE	BELLEVUE % GROWTH	IMPACT FEE COST
30	R-154-0	SR-520	BELLEVUE WAY NE	EAST BOUND ON-RAM	CONSTRUCT NEW EASTBOUND RAMPS		A**	3817000	2557390	37%	946234
31	I-116-0	I-405	SE 8TH ST HOV		HOV IMPROVEMENTS WITH C, G & SW ON FRONTAGE RD BS	PW-I-39	A**	791000	455000	37%	168350
32	R-213	SE 1ST ST	116TH AVE SE	MAIN ST	RECONST RD/WIDEN/PROVIDE TURN POCKETS WHERE NECESS		B	647021	647021	22%	142345
33	I-122	130TH AVE NE	NE 24TH ST		INSTALL SIGNAL		B	205000	205000	22%	45100
34	I-211	116TH AVE NE	NE 12TH ST		N-E RT TURN LANE		B	2174000	2174000	22%	478280
35	R-184	NE 18TH ST	120TH AVE NE	132TH AVE NE	CONSTRUCT NEW 3 LANE ROADWAY W/C,G,SIDEWALKS		B	8738025	8738025	22%	1922366
36	R-131	136TH AVE NE	BEL-RED RD	NE 20TH ST	CONSTRUCT/RECONSTRUCT 3 LN RD W/C,G,SW SIG WH APPR	PW-R-73	B	2440000	2440000	22%	536800
37	R-123	130TH AVE NE	BEL-RED RD	NE 20TH ST	WIDEN TO 3 LANES W/CURB, GUTTER & SIDEWALKS		B	1270756	1270756	22%	279566
38	I-148	NORTHUP WAY	NE 24TH ST		ADD SIG AT NORTHUP/24TH &NORTHUP/120TH	PW-I-52	B	314000	314000	22%	69080
39	I-120	130TH AVE NE	BEL-RED RD		ADD RIGHT TURN LANE ON BEL-RED RD TO 130TH AVE NE		B	231694	231694	22%	50973
40	R-112	116TH AVE NE	NE 12TH ST	NORTHUP WAY	WIDEN TO 5 LANES W/CURB, GUTTER & SIDEWALKS		B	2343000	2343000	22%	515460
41	I-185	132ND AVE NE	NE 20TH ST		SIGNALIZE & CHANNELIZE NORTHBOUND APPROACH		B	131750	131750	22%	28985
42	R-X	136TH PL NE	NE 16TH ST	NE 20TH ST	WIDEN TO 3 LANES W/ C,G, (INCLUDED IN R-131)	PW-R-73	B			22%	
43	I-171	SE 1ST/120TH AVE SE	MAIN ST		INSTALL NEW SIGNAL WITH CHANNELIZATION & W/LANE	PW-I-47	B	205000	205000	22%	45100
44	R-110	115TH PL NE	116TH AVE NE	NORTHUP WAY	WIDEN TO 3 LANES W/CURB,GUTTER & SIDEWALKS	PW-R-71	B	910000	910000	22%	200200
45	R-124	130TH AVE NE	NE 20TH ST	NE 24TH ST	CONSTRUCT 3 LANES W/C,G,S & BIKEWAY	PW-R-67	B	920000	920000	22%	202400
46	R-202	NORTHUP WAY	116TH AVE NE	NE 24TH ST	WIDEN FROM 3 TO 5 LANES		B	677000	677000	22%	148940
47	I-127	136TH PL NE	NE 20TH ST		SIGNALIZE (INCLUDED I R-131)	PW-R-73	B			22%	0
48	R-120	124TH AVE NE	NE 8TH ST	BEL-RED RD	WIDEN TO 5 LINES W/C, G, SIDEWALKS	PW-R-72	B	2160000	2160000	22%	475200
49	I-118-0	520 RAMPS/124TH AVE NE	NORTHUP WAY		ADD DOUBLE RT TURN LANE TO SR-520 OUTSIDE LANE HOV	PW-I-55	B**	230000	230000	22%	50600
50	I-207-0	SR-520	NE 130TH ST		ADD ON/OFF RAMPS TO AND FROM THE EAST	PW-I-48	B**	5675000	2500000	22%	550000
51	R-232-0	I-405	116TH / NORTHUP WAY		SLIP RAMPS NORTHBOUND & SOUTHBOUND TO 116TH AVE NE		B**	5285000	3223850	22%	709247
52	I-189	BEL-RED/ 152ND AVE NE	NE 20TH ST		INSTALL NEW SIGNAL, CROSSWALKS & RECHANNELIZE		C	762000	762000	13%	99060
53	I-130	140TH AVE NE	NE 24TH ST		ADD DOUBLE LEFT & RIGHT TURN LANES E AND S LEGS		C	567285	567285	13%	73747
54	I-134	148TH AVE NE	NE 22 ST(SEARS/FRED)		INSTALL NEW SIGNAL (INCLUDED I R-138)	PW-R-75	C				0
55	I-138	148TH AVE NE	NE 40TH ST		ADD RIGHT TURN LANE EASTBOUND ON NE 40TH ST		C	198047	198047	13%	25746
56	I-131	140TH AVE NE	NE 40TH ST		INSTALL TURN POCKETS & SIGNAL		C	237556	237556	13%	30882
57	R-135	140TH AVE NE	NE 24TH ST	NE 42TH ST	RECONS RD W/ MEDIAN TURN -MOTORIZED FACILITIES		C	3643158	3643158	13%	473611
58	R-138	148TH AVE NE	BEL-RED RD	NE 24TH ST	RECONSTRUCT AS BLVD & CHANNELIZE LEFT TURN POCKETS	PW-R-75	C	2550000	2550000	13%	331500
59	R-187	NE 24TH ST	140TH AVE NE	SR-520 (OVERPASS)	WIDEN TO 3 LANES W/CURB, GUTTER & SIDEWALKS	PW-R-77	C	485000	485000	13%	63050
60	R-192	NE 29TH PL EXTENSION	NE 24TH ST	148TH AVE NE	CONSTRUCT NEW 2 LANE ARTERIAL W/ C,G, SIDEWALKS	PW-R-60	C	1740000	1740000	13%	226200
61	R-134	140TH AVE NE	BEL-RED RD	NE 24TH ST	WIDEN TO 5 LANES W/ C, G, SIDEWALKS	PW-R-13	C*	2984000	1974000	13%	256620
62	I-139-0	148TH AVE NE	NE 51ST STREET		ADD DOUBLE TURN LANES SB-TO-EB & WB-TO-NB		C**	428393	214197	13%	27846
63	R-227-0	SR-520	148TH AVE NE	152ND AVE NE/NE 5	ADD EB OFF-RAMP & CLOSE 152ND FR/30TH TO/28TH ST	PW-R-80	C**	876000	175200	13%	22776
64	R-194-0	NE 31ST ST	148TH AVE NE/NE 29TH	156TH AVE NE/NE 3	NEW BRIDGE, ARTERIAL, MODIFY & ADD TWO NEW SIGNALS	PW-R-78	C**	9410122	1311000	13%	170430
65	R-188	NE 24TH ST	156TH AVE NE	164TH AVE NE	INTER IMPR; WIDEN TO 3/LANES W/C, G, SW & BIKEWAY	PW-R-65	D	2675000	2675000	26%	695500

* Costs reduced to subtract LID costs

* * Costs reflect Bellevue share only

DATE: 07/03/90

#	ID	PROJECT NAME	FROM	TO	DESCRIPTION	CIP	IMPACT FEE GROUP	TOTAL PROJECT COST	TOTAL COST IMPACT FEE	BELLEVUE % GROWTH	IMPACT FEE COST
66	R-144	156TH AVE NE	NE 20TH ST	NE 24TH ST	ADD MEDIAN LEFT TURN LANE	PW-R-68	D	2054000	2054000	26%	534040
67	R-150	BEL-RED RD	NE 21ST ST	NE 24TH ST	ADD MEDIAN TURN LANE		D	1598602	1598602	26%	415637
68	R-205	NORTHUP WAY	156TH AVE NE	164TH AVE NE	WIDEN TO 3 LANES W/C, G, SIDEWALKS & BIKEWAY		D	1505874	1505874	26%	391527
69	R-151-0	BEL-RED RD	NE 24TH ST	NE 40TH ST	WIDEN TO 5 LANES W/C, G, SIDEWALKS		D	1500000	1500000	26%	390000
70	I-192	164TH AVE NE	NE 24TH ST		CHANNELIZATION, SIG MOD (INCLUDED IN R-188)	PW-R-65	D			26%	0
71	I-200	RICHARDS RD	SE EASTGATE WAY		RIGHT TURN CHANNELIZATION LEFT TURN POCKET	PW-I-49	E	145000	145000	25%	36250
72	I-160-D	148TH AVE SE	EASTGATE WAY		ADDITIONAL TURN LANES AND CHANNELIZATION	PW-I-51	E	825000	825000	25%	206250
73	R-221-D	SE 36TH ST	128TH AVE SE	150TH AVE SE	RECHANNELIZE TO 3 LANES; WITH INTERSECTION IMPROVE	PW-M-1	E		419000	25%	104750
74	R-156	EASTGATE WAY	RICHARDS ROAD	148TH AVE SE	RECHANNELIZE TO 3 LANES		E	1957998	1957998	25%	489500
75	I-140-0	150TH AVE SE	I-90 RAMPS		ADD EXCLUSIVE RIGHT TURN TO SOUTH APPROACH	PW-I-54	E**	220000	55683	25%	13921
76	R-174	NE 8TH ST	156TH AVE NE	160TH AVE NE	MAJOR WIDENING W/5 LANES (INCLUDED IN R-143)	PW-R-66	F			22%	0
77	I-177	132ND AVE NE	NE 8TH ST		INSTALL NEW SIGNAL	PW-R-20	F	131750	131750	22%	28985
78	I-180	164TH AVE NE	NE 8TH ST		WIDEN INTERSECTION, SIGNAL MODIFICATION		F	131750	131750	22%	28985
79	R-142	156TH AVE NE	NE 4TH ST	NE 8TH ST	WIDEN TO 3/LANES C,G,SW (INCLUDED IN R-143)	PW-R-66	F			22%	0
80	R-136	140TH AVE NE/SE	NE 8TH ST	SE 8TH ST	WIDEN TO 3 LANES W/C, G, SIDEWALKS		F	4021615	4021615	22%	884755
81	R-173	NE 8TH ST	121ST AVE NE *	156TH AVE NE	WIDEN TO 5 LANES W/C,G,SIDEWALKS INCLUDE I-134	PW-R-20	F*	11303000	10748000	22%	2364560
82	R-143	156TH AVE NE	NE 8TH ST	NE 13TH ST	WIDEN TO 5 LANES W/C,G & S ON EAST WHERE MISSING	PW-R-66	F*	2550000	1550000	22%	341000
83	I-166-0	LAKEMONT BLVD SE	I-90		INSTALL SIGNAL EXTENSIVE RECHANNELIZATION		G	317000	317000	32%	101440
84	R-247	FOREST DRIVE	133RD AVE SE	SE 63RD ST	TRN CHNLZTN,WKWAYS,ILLUMINATION	PW-W/B-35	G	950000	950000	32%	304000
85	R-162	LAKEMONT BLVD SE	FOREST DRIVE	164TH AVE SE	WIDEN ROADWAY TO THREE LANES W/ LT POCKETS		G	1820000	1820000	32%	582400
86	I-161	LAKEMONT BLVD SE	FOREST DRIVE		INSTALL NEW TWO PHASE SIGNAL		G	115000	115000	32%	36800
87	R-148-0	164TH AVE SE	SE NEWPORT WAY	LAKEMONT BLVD SE	TWO LANES WITH CHANNELIZATION	PW-R-76	G	208000	208000	32%	66560
88	R-160-0	LAKEMONT BLVD EXTENSION	NEWPORT WAY	NORTH VILLAGE ROA	CONSTRUCT 3 LANE ROADWAY W/LT PKTS @ KEY INTERSECT	PW-R-57	G	6600000	6000000	32%	1920000
89	R-157	FOREST DRIVE	133 AVE SE	COAL CREEK PKWY S	RECON RDWY,LOWER GRADE,MOD INTER APP,C,G,SW BTH SD	PW-R-32	G	1930000	1930000	32%	617600
90	R-211	RICHARDS RD	LK HILLS CONNECTOR	SE 26TH ST (KAMBE	WIDEN TO 4 LANES W/ C,G,SIDEWALKS		H	6458395	6458395	44%	2841694
91	R-212	RICHARDS RD	SE 26TH ST (KAMBER)	SE 32ND ST	WIDEN TO 4/5 LANES W/ C, GUTTER, SIDEWALKS	PW-R-79	H	3500000	3350000	44%	1474000
92	I-205	SE NEWPORT WAY	SOMERSET BLVD		INSTALL NEW SIGNAL		I	131750	131750	19%	25033
93	I-141	150TH AVE SE	SE 38TH ST		SIGNAL MODIFICATION & CHANNELIZATION	PW-I-44	I	92000	92000	19%	1881

* Costs reduced to subtract LID costs

* * Costs reflect Bellevue share only

ORIGINAL

FILED NO. 15741
CITY OF BELLEVUE
DATE 7/24/90
CITY CLERK Lauri O'Connell
Ord. 4161

TRANSPORTATION IMPACT FEES

LIST OF FUNDING SOURCES
CAPITAL FUNDING PROGRAM

The transportation projects included in the Impact Fee Project List were derived from two sources:

- 1990 Transportation Facilities Plan
- 1991 Capital Improvement Program

The Bellevue share of projects contained on these lists are fully funded by the Council's enhanced transportation revenue package, including the establishment of a transportation impact fee program and an employee hours business tax.

Transportation Facilities Plan (TFP)

Impact fee projects derived from the Transportation Facilities Plan include the following:

- Bellevue lead projects
- Bellevue share of non-Bellevue lead projects, provided that Bellevue share must be at least 50% of the total project cost

The 1991-2002 Transportation Facilities Plan (TFP) contains 110 improvements with an implementation cost of $303.5 million inflated to the year of construction. Of these improvements 89 have been selected for inclusion in the Impact Fee Project list. The total projected revenue available for TFP projects during this period is approximately $304.1 million. These numbers represent the combination of the 1991-1996 CIP with the 1997-2002 element of the TFP. Based on this assessment, TFP projects on the Impact Fee Project List can be considered fully funded.

Table 1 contains a breakdown of the projected revenues and costs for implementation of the twelve-year Transportation Facilities Plan. The table is broken down to show revenues and expenditures for the 1991-1996 time frame and the 1997-2002 time frame.

Table 2 contains the TFP implementation schedule.

Capital Improvement Program (CIP)

Impact fee projects derived from the 1991 Capital Improvement Program (not included in the Transportation Facilities Plan) include the following:

- Bellevue lead projects which are not included as "capacity" projects in the TFP but which have a substantial growth component.

A total of four projects are included in this category:

CIP Project No.
PW-R-54
PW-R-76
PW-W/B-34
PW-W/B-35

All of these projects, with the exception of PW-W/B-34, are scheduled in the CIP for completion by 1996. Project PW-W/B-34 is scheduled for 1997; therefore, only a portion (57%) of the total construction cost is indicated in the current CIP. The Impact Fee Project List includes the full cost of this project, with the high expectation the project funds for completion will be allocated in the 1992 CIP. The funding sources for these four CIP projects are shown in Table 3.

TABLE 1 A

TRANSPORTATION FACILITIES PLAN PROJECTED REVENUES 1991 - 2002
(Inflated Dollars in $000)

	Preliminary CIP Plan 1991-1996	1997-2002	Total 1991-2002
General CIP Revenues	$ 37,544	$ 77,087	$114,631
Transportation Funding (1)	35,935	65,343	101,278
Street Capital Imp. Fund	14,290	15,240	29,530
Street Arterial Fund	4,825	4,859	9,684
Other Funds (2)	2,655	0	2,655
Impact Fees	13,500	18,000	31,500
Bonds/Grants/LIDs	31,727	0	31,727
Total Estimated Bellevue Revenues	$140,476	$180,529	$321,005
Less: Allocation for Non-Capacity Projects *(70% Capacity/ 30% Non-Capacity	$ 35,198	$ 54,160*	$ 89,358
Total Estimated Bellevue Revenues Available for TFP	$105,278	$126,369*	$231,647
Contributions from other Agencies	$ 6,487	$ 66,000	$ 72,487
Total Revenues Available for TFP	$111,765	$192,369**	$304,134**

(1) Includes: Employee Hours Business Tax
Additional State-wide Gas Tax Allocation
Proposed County-wide Motor Vehicle Registration Fee
Estimated Allocation of General Fund Unrestricted Real Growth Revenues
A portion of the gross receipts from the B&O Tax which was levied to support the Traffic Ordinance Operations Budget (TOOB)
Miscellaneous TIB Grant Revenues

(2) Includes: Land Purchase Revolving Funds and General Fund

** Note: Estimated Revenues exceed Estimated TFP Implementation Costs by $674,000 for the period 1997-2002

TABLE 1 B

TRANSPORTATION FACILITIES PLAN PROJECTED IMPLEMENTATION COSTS 1991-2002
(Inflated Dollars in $000)

	Preliminary CIP Plan 1991-1996	1997-2002	Total 1991-2002
Total Capacity and Non-Capacity Project Implementation Cost Estimates	$146,963	$245,855	$392,818
Less: Non-Capacity Projects	35,198	$ 54,160	$ 89,358
Total TFP Implementation Costs	$111,765	$191,695**	$303,460**
Estimated Costs Identified by Responsibility:			
Bellevue Share	$105,278	$125,695	$230,973
Non-Bellevue Share	6,487	66,000	$ 72,487
Total TFP Implementation Costs	$111,765	$191,695**	$303,460**
Number of Improvements	62	48	110

** Note: Estimated Revenues exceed Estimated TFP Implementation Costs by $674,000 for the period 1997-2002

Table 2

TFP

IMPLEMENTATION SCHEDULE

DATE: 07/09/90

#	ID	PROJECT NAME	FROM	TO	DESCRIPTION	CIP	PS&E YEAR	PS&E QTR	USE & NECESSITY YEAR	USE & NECESSITY QTR	CONSTRUCTION YEAR	CONSTRUCTION QTR	TOTAL COST 1989 $	BELLEVUE COST 1989 $
1	I-111	116TH AVE NE	NE 4TH ST		INSTALL NEW SIGNAL	PW-I-33	0000	/	DONE	/	DONE	/	327000	70000
2	I-168	LK HILLS CONNECTOR	RICHARDS RD		INSTALL NEW SIGNAL	PW-I-40	0000	/	DONE	/	DONE	/	415000	415000
3	I-141	150TH AVE SE	SE 38TH ST		SIGNAL MODIFICATION & CHANNELIZATION	PW-I-44	0000	/	DONE	/	DONE	/	92000	92000
4	I-199	128TH AVE SE	SE 36TH ST		RT TURN CHANNELIZATION LT TURN CH LT TURN SIGNAL	PW-I-50	0000	/	DONE	/	DONE	/	314000	66000
5	R-169	NE 4TH ST	100TH AVE NE	112TH AVE NE	WIDEN TO 5/6 LANES W/C, G, SIDEWALKS	PW-R-12	0000	/	DONE	/	DONE	/	8929000	8929000
6	R-158	FOREST DRIVE	SE 63RD ST	LAKEMONT BLVD	CONSTRUCT NEW 3 LANE ARTERIAL W/ C, G, SIDEWALKS	PW-R-56	0000	/	DONE	/	DONE	/	880000	205000
7	R-204	NORTHUP WAY	124TH AVE NE	130TH AVE NE	WIDEN TO FIVE LANES W/ BIKEWAY	PW-R-9	0000	/	DONE	/	DONE	/	1755000	27000
8	R-134	140TH AVE NE	BEL-RED RD	NE 24TH ST	WIDEN TO 5 LANES W/ C, G, SIDEWALKS	PW-R-13	1989	/	1990	I	1990	III	2984000	2984000
9	R-221-D	SE 36TH ST	128TH AVE SE	150TH AVE SE	RECHANNELIZE TO 3 LANES; WITH INTERSECTION IMPROVE	PW-M-1	1990	IV	1991	II	1991	III		
10	I-177	132ND AVE NE	NE 8TH ST		INSTALL NEW SIGNAL	PW-R-20	1990	I	1990	III	1991	II	131750	131750
11	R-173	NE 8TH ST	121ST AVE NE	156TH AVE NE	WIDEN TO 5 LANES W/C,G,SIDEWALKS INCLUDE I-134	PW-R-20	1990	I	1990	III	1991	II	11303000	11303000
12	R-236	112TH AVE NE	NE 8TH ST	NE 12TH ST	WIDEN TO FIVE LANES (INCLUDED IN R-179)	PW-R-43	1990	I	1990	II	1991	II		
13	R-179	NE 10TH ST	100TH AVE NE	112TH AVE NE	CONSTRUCT NEW ARTERIAL W/C,G,SW & INTERSECT IMPROV	PW-R-43	1990	I	1990	II	1991	II	16059000	16059000
14	R-108	110TH AVE NE	NE 9TH ST	NE 12TH ST	CONST. 5 LANE ARTERIAL W/ C, G, SIDEWALK, SIG@12TH	PW-R-50	1990	I	1991	I	1991	II	4235000	3000000
15	R-171	NE 6TH ST EXTENSION	112TH AVE NE	114TH AVE NE	CONSTRUCT NEW 2 LANE ARTERIAL W/ C, G & SIDEWALKS	PW-R-58	1990	III	1991	III	1992	I	2800000	2800000
16	R-188	NE 24TH ST	156TH AVE NE	164TH AVE NE	INTER IMPR; WIDEN TO 3/LANES W/C, G, SW & BIKEWAY	PW-R-65	1990	I	1991	IV	1992	II	2675000	2675000
17	I-192	164TH AVE NE	NE 24TH ST		CHANNELIZATION, SIG MOD (INCLUDED IN R-188)	PW-R-65	1990	I	1991	IV	1992	II		
18	R-174	NE 8TH ST	156TH AVE NE	160TH AVE NE	MAJOR WIDENING W/5 LANES (INCLUDED IN R-143)	PW-R-66	1990	I	1991	I	1991	II		
19	R-142	156TH AVE NE	NE 4TH ST	NE 8TH ST	WIDEN TO 3/LANES C,G,SW (INCLUDED IN R-143)	PW-R-66	1990	I	1991	I	1991	II		
20	R-143	156TH AVE NE	NE 8TH ST	NE 13TH ST	WIDEN TO 5 LANES W/C,G & S ON EAST WHERE MISSING	PW-R-66	1990	I	1991	I	1991	II	2550000	2550000
21	R-124	130TH AVE NE	NE 20TH ST	NE 24TH ST	CONSTRUCT 3 LANES W/C,G,S & BIKEWAY	PW-R-67	1990	I	1991	II	1991	III	920000	920000
22	R-235	112TH AVE NE	NE 4TH ST	NE 8TH ST	WIDEN TO 5 LANES	PW-R-69	1990	III	1991	III	1992	I	9170000	9170000
23	R-176-S	I-405	NE 8TH INTERCHANGE		RECONSTRUCT INTERCHANGE (STUDY)	PW-I-46	1991	IV	/		/		600000	600000
24	I-160-D	148TH AVE SE	EASTGATE WAY		ADDITIONAL TURN LANES AND CHANNELIZATION	PW-I-51	1991	III	1993	I	1993	III	825000	825000
25	R-157	FOREST DRIVE	133 AVE SE	COAL CREEK PKWY S	RECON RDWY,LOWER GRADE,MOD INTER APP,C,G,SW BTH SD	PW-R-32	1991	I	1992	III	1993	II	1930000	1930000
26	R-104	108TH AVE NE	NE 4TH ST	NE 8TH ST	WIDEN TO 5 LANES W/CURB/GUTTER/SIDEWALKS.IMP @ NE8	PW-R-37	1991	I	1992	II	1993	I	2990000	2000000
27	R-131	136TH AVE NE	BEL-RED RD	NE 20TH ST	CONSTRUCT/RECONSTRUCT 3 LN RD W/C,G,SW SIG WH APPR	PW-R-73	1991	III	1992	IV	1993	II	2440000	2440000
28	I-127	136TH PL NE	NE 20TH ST		SIGNALIZE (INCLUDED I R-131)	PW-R-73	1991	III	1992	IV	1993	II		
29	R-X	136TH PL NE	NE 16TH ST	NE 20TH ST	WIDEN TO 3 LANES W/ C,G, (INCLUDED IN R-131)	PW-R-73	1991	III	1992	IV	1993	II		
30	I-134	148TH AVE NE	NE 22 ST(SEARS/FRED)		INSTALL NEW SIGNAL (INCLUDED I R-138)	PW-R-75	1991	I	1992	III	1993	III		
31	R-138	148TH AVE NE	BEL-RED RD	NE 24TH ST	RECONSTRUCT AS BLVD & CHANNELIZE LEFT TURN POCKETS	PW-R-75	1991	I	1992	III	1993	III	2550000	1118500

DATE: 07/09/90

#	ID	PROJECT NAME	FROM	TO	DESCRIPTION	CIP	PS&E YEAR QTR	USE & NECESSITY YEAR QTR	CONSTRUCTION YEAR QTR	TOTAL COST 1989 $	BELLEVUE COST 1989 $
32	R-212	RICHARDS RD	SE 26TH ST (KAMBER)	SE 32ND ST	WIDEN TO 4/5 LANES W/ C, GUTTER, SIDEWALKS	PW-R-79	1991 /I	1992/IV	1993/II	3500000	3350000
33	I-171	SE 1ST/120TH AVE SE	MAIN ST		INSTALL NEW SIGNAL WITH CHANNELIZATION & W/LANE	PW-I-47	1992 /III	1993/I	1993/II	205000	205000
34	I-200	RICHARDS RD	SE EASTGATE WAY		RIGHT TURN CHANNELIZATION LEFT TURN POCKET	PW-I-49	1992 /III	1993/I	1993/II	145000	145000
35	I-170-R	112TH AVE NE	MAIN ST		EB TO SB RIGHT TURN POCKET - MAIN ST TO 112TH AVE	PW-R-63	1992 /I	1993/I	1994/I	2730000	2730000
36	R-120	124TH AVE NE	NE 8TH ST	BEL-RED RD	WIDEN TO 5 LINES W/C, G, SIDEWALKS	PW-R-72	1992 /III	1994/III	1995/II	2160000	2160000
37	I-117	124TH AVE NE	BEL-RED RD		ADD ADDITIONAL TURN LANES (INCLUDED IN R-120)	PW-R-72	1992 /III	1994/III	1995/II		
38	I-118-0	520 RAMPS/124TH AVE NE	NORTHUP WAY		ADD DOUBLE RT TURN LANE TO SR-520 OUTSIDE LANE HOV	PW-I-55	1993 /III	1995/I	1995/II	230000	230000
39	R-192	NE 29TH PL EXTENSION	NE 24TH ST	148TH AVE NE	CONSTRUCT NEW 2 LANE ARTERIAL W/ C,G, SIDEWALKS	PW-R-60	1993 /IV	1995/II	1996/II	1740000	1740000
40	R-109	112TH AVE NE	SE 2ND ST	NE 3RD ST	WIDEN TO 5 LANES	PW-R-62	1993 /III	1995/III	1996/II	4490000	4490000
41	I-105	112TH AVE NE	NE 2ND ST		INSTALL NEW SIGNAL (INCLUDED IN R-109)	PW-R-62	1993 /III	1995/III	1996/II		
42	R-107	110TH AVE NE	NE 2ND ST	NE 4TH ST	CONSTRUCT NEW 4 LANE ARTERIAL W/C, G, SIDEWALKS	PW-R-70	1993 /III	1994/III	1995/II	1800000	1800000
43	I-140-0	150TH AVE SE	I-90 RAMPS		ADD EXCLUSIVE RIGHT TURN TO SOUTH APPROACH	PW-I-54	1994 /II	1995/II	1995/III	220000	55683
44	R-168	NE 2ND ST EXTENSION	112TH AVE NE	114TH AVE NE	CONSTRUCT NEW 2 LANE ARTERIAL W/C, G, SIDEWALKS	PW-R-61	1994 /III	1995/III	1996/II	2465000	2465000
45	R-110	115TH PL NE	116TH AVE NE	NORTHUP WAY	WIDEN TO 3 LANES W/CURB,GUTTER & SIDEWALKS	PW-R-71	1994 /IV	1995/IV	1996/II	910000	910000
46	R-187	NE 24TH ST	140TH AVE NE	SR-520 (OVERPASS)	WIDEN TO 3 LANES W/CURB, GUTTER & SIDEWALKS	PW-R-77	1994 /III	1995/IV	1996/II	485000	485000
47	I-148	NORTHUP WAY	NE 24TH ST		ADD SIG AT NORTHUP/24TH &NORTHUP/120TH	PW-I-52	1995 /I	1996/I	1996/II	314000	314000
48	R-144	156TH AVE NE	NE 20TH ST	NE 24TH ST	ADD MEDIAN LEFT TURN LANE	PW-R-68	1995 /III	1996/IV	1997/II	2054000	800000
49	I-112	116TH AVE NE	NE 8TH ST		NORTHBOUND RIGHT TURN LANE		1997 /I	1997/IV	1998/I	515000	515000
50	R-211	RICHARDS RD	LK HILLS CONNECTOR	SE 26TH ST (KAMBE	WIDEN TO 4 LANES W/ C,G,SIDEWALKS		1997 /I	1998/I	1998/III	6458395	6458395
51	I-211	116TH AVE NE	NE 12TH ST		N-E RT TURN LANE		1997 /I	1998/I	1998/III	2174000	2174000
52	R-234	110TH AVE NE	NE 4TH ST	NE 8TH ST	WIDEN TO FIVE LANES		1997 /I	1998/I	1998/IV	5044000	5044000
53	R-123	130TH AVE NE	BEL-RED RD	NE 20TH ST	WIDEN TO 3 LANES W/CURB, GUTTER & SIDEWALKS		1997 /I	1998/IV	1999/II	1270756	1270756
54	R-245	112TH AVE SE	SE 2ND ST	SE 8TH ST	WIDEN TO 5 LANES		1997 /I	1998/I	1998/III	2215000	2215000
55	R-213	SE 1ST ST	116TH AVE SE	MAIN ST	RECONST RD/WIDEN/PROVIDE TURN POCKETS WHERE NECESS		1997 /I	1998/IV	1999/II	647021	647021
56	I-161	LAKEMONT BLVD SE	FOREST DRIVE		INSTALL NEW TWO PHASE SIGNAL		1997 /I	1997/II	1997/III	115000	115000
57	R-112	116TH AVE NE	NE 12TH ST	NORTHUP WAY	WIDEN TO 5 LANES W/CURB, GUTTER & SIDEWALKS		1997 /I	1998/IV	1999/III	2343000	2343000
58	I-209	BELLEVUE WAY NE	NE 12TH ST		INSTALL W/B RT TURN LANE		1997 /I	1997/III	1997/IV	165000	165000
59	I-120	130TH AVE NE	BEL-RED RD		ADD RIGHT TURN LANE ON BEL-RED RD TO 130TH AVE NE		1998 /III	1999/I	1999/III	231694	231694
60	R-150	BEL-RED RD	NE 21ST ST	NE 24TH ST	ADD MEDIAN TURN LANE		1998 /I	1999/IV	2000/II	1598602	799301
61	I-201	112TH AVE SE	SE 6TH ST		INSTALL NEW SIGNAL		1998 /I	1998/III	1998/IV	131750	131750
62	I-180	164TH AVE NE	NE 8TH ST		WIDEN INTERSECTION, SIGNAL MODIFICATION		1998 /I	1998/III	1998/IV	131750	131750
63	R-202	NORTHUP WAY	116TH AVE NE	NE 24TH ST	WIDEN FROM 3 TO 5 LANES		1998 /I	1999/I	1999/III	677000	677000
64	I-216	112TH AVE SE	SE 8TH ST		PROVIDE N-E RT TURN		1998 /I	1998/II	1998/III	54773	54773
65	I-189	BEL-RED/ 152ND AVE NE	NE 20TH ST		INSTALL NEW SIGNAL, CROSSWALKS & RECHANNELIZE		1998 /I	1999/III	2000/II	762000	381000
66	R-136	140TH AVE NE/SE	NE 8TH ST	SE 8TH ST	WIDEN TO 3 LANES W/C, G, SIDEWALKS		1998 /I	1999/III	2000/II	4021615	4021615
67	R-156	EASTGATE WAY	RICHARDS ROAD	148TH AVE SE	RECHANNELIZE TO 3 LANES		1998 /I	1999/I	1999/III	1957998	1957998
68	R-166	NE 1ST ST/NE 2ND ST	100TH AVE NE	BELLEVUE WAY NE	CONSTRUCT NEW 3 LANE ARTERIAL W/C, G, SIDEWALKS		1999 /I	2001/I	2001/III	1696000	1696000
69	I-157	BELLEVUE WAY SE	SE 30TH ST		PROVIDE NEW SIG,W/ SB TH LN,FR SE 30 TO I-90 RAMPS		1999 /I	2000/II	2000/III	85250	85250

DATE: 07/09/90

#	ID	PROJECT NAME	FROM	TO	DESCRIPTION	CIP	PS&E YEAR QTR	USE & NECESSITY YEAR QTR	CONSTRUCTION YEAR QTR	TOTAL COST 1989 $	BELLEVUE COST 1989 $
70	R-246	114TH AVE NE	MAIN ST	SE 8TH ST	WIDEN TO 3 LANES		1999 /I	1999/III	1999/IV	480000	480000
71	I-212	112TH AVE SE	BELLEVUE WAY SE		RECONFIGURE INTERSECTION		1999 /I	1999/III	1999/IV	232000	232000
72	R-205	NORTHUP WAY	156TH AVE NE	164TH AVE NE	WIDEN TO 3 LANES W/C, G, SIDEWALKS & BIKEWAY		1999 /I	2000/IV	2001/II	1505874	1505874
73	I-185	132ND AVE NE	NE 20TH ST		SIGNALIZE & CHANNELIZE NORTHBOUND APPROACH		1999 /I	1999/III	1999/IV	131750	131750
74	R-135	140TH AVE NE	NE 24TH ST	NE 42TH ST	RECONS RD W/ MEDIAN TURN -MOTORIZED FACILITIES		2000 /I	2001/IV	2002/II	3643158	3643158
75	R-162	LAKEMONT BLVD SE	FOREST DRIVE	164TH AVE SE	WIDEN ROADWAY TO THREE LANES W/ LT POCKETS		2000 /I	2001/IV	2002/II	1820000	1820000
76	I-138	148TH AVE NE	NE 40TH ST		ADD RIGHT TURN LANE EASTBOUND ON NE 40TH ST		2000 /I	2000/III	2000/IV	198047	990247
77	R-184	NE 18TH ST	120TH AVE NE	132TH AVE NE	CONSTRUCT NEW 3 LANE ROADWAY W/C,G,SIDEWALKS		2000 /I	2001/III	2002/II	8738025	3900000
78	I-130	140TH AVE NE	NE 24TH ST		ADD DOUBLE LEFT & RIGHT TURN LANES E AND S LEGS		2000 /I	2001/III	2002/II	567285	567285
79	I-122	130TH AVE NE	NE 24TH ST		INSTALL SIGNAL		2000 /III	2001/I	2001/II	205000	205000
80	R-237	NE 8TH/10TH ST	ONE WAY		CHANNILIZE & SIGN FOR 1 WAY SYSTEM		2000 /III	2001/I	2001/II	642000	642000
81	I-205	SE NEWPORT WAY	SOMERSET BLVD		INSTALL NEW SIGNAL		2001 /I	2001/III	2001/IV	131750	131750
82	I-131	140TH AVE NE	NE 40TH ST		INSTALL TURN POCKETS & SIGNAL		2001 /I	2001/IV	2002/II	237556	237556
83	I-210	BELLEVUE WAY	NE 24TH ST		INSTALL W/B RT TURN LANE,PROHIBIT N/S PK HR TURNS		2002 /I	2002/III	2002/IV	125000	125000
									TOTAL $	151275799	137916856

CITY OF BELLEVUE

POLICY & PROGRAMMING MASTERLIST

T F P

LIST/SCHEDULE/MILESTONES - WSDOT PROJECTS

DATE: 07/09/90

#	ID	PROJECT NAME	FROM	TO	DESCRIPTION	CIP	PS&E YEAR	PS&E QTR	USE & NECESSITY YEAR	USE & NECESSITY QTR	CONSTRUCTION YEAR	CONSTRUCTION QTR	TOTAL COST 1989 $	BELLEVUE COST 1989 $
1	I-107-0	I-405	NE 8TH ST		HOV IMPROVMENTS ON SB OFFRAM-INCLUDED IN R-235	PW-I-35	1990	/III	1991	/III	1992	/I	341000	304000
2	I-116-0	I-405	SE 8TH ST HOV		HOV IMPROVEMENTS WITH C, G & SW ON FRONTAGE RD BS	PW-I-39	1990	/I	1991	/III	1991	/III	791000	455000
3	R-227-0	SR-520	148TH AVE NE	152ND AVE NE/NE 5	ADD EB OFF-RAMP & CLOSE 152ND FR/30TH TO/28TH ST	PW-R-80	1994	/III	1995	/III	1995	/III	876000	175200
4	I-207-0	SR-520	NE 130TH ST		ADD ON/OFF RAMPS TO AND FROM THE EAST	PW-I-48	1995	/II	1995	/III	1996	/II	5675000	2500000
5	R-139-0	148TH AVE NE	NE 24TH ST	NE 29TH PL	WIDEN TO 6 LANES		1996	/I	1996	/III	1997	/III	2116868	635060
6	R-232-0	I-405	116TH / NORTHUP WAY		SLIP RAMPS NORTHBOUND & SOUTHBOUND TO 116TH AVE NE		1998	/I	1998	/III	1999	/IV	5285000	3223850
7	R-241-0	I-405	SE 8TH INTERCHANGE		RECONSTRUCT INTERCHANGE		1998	/I	1998	/III	1999	/IV	3055000	2230150
8	R-176-0	I-405	NE 8TH INTERCHANGE		RECONSTRUCT INTERCHANGE		1999	/III	1999	/III	2001	/II	19454000	14026334
9	R-228-0	SR-520	130TH AVE NE		ADD WEAVING LANE EASTBOUND		2000	/I	2001	/III	2001	/IV	1891000	378200
10	R-229-0	SR-520	I-405	124TH AVE NE	ADD ONE LANE EACH DIRECTION		2000	/I	2001	/III	2002	/IV	8193000	1638600
11	R-X2-0	I-405	NE 8TH ST	SR-520	ADD GEN PURPOSE & HOV LANE IN EACH DIRECTION		2000	/I	2000	/III	2001	/IV	1040000	354000
12	R-242-0	I-405	SR-520	NE 70TH	WIDEN, PROVIDE ADD GEN TRAFFIC EA DIR		2001	/I	2001	/III	2002	/IV	8340000	834000
13	R-154-0	SR-520	BELLEVUE WAY NE	EAST BOUND ON-RAM	CONSTRUCT NEW EASTBOUND RAMPS		2001	/I	2001	/III	2002	/IV	3817000	2557390
14	R-244-0	I-405	SE 8TH ST	I-90-INT	WIDEN TO 4 LANES EACH DIRECTION		2001	/I	2001	/III	2002	/IV	5179000	1295000
											TOTAL $		66053868	30606784

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CITY OF BELLEVUE

POLICY & PROGRAMMING MASTERLIST

T F P

LIST/SCHEDULE/MILESTONES - OTHER JURISDICTIONS

DATE: 07/09/90

#	ID	PROJECT NAME	FROM	TO	DESCRIPTION	CIP	PS&E YEAR QTR	USE & NECESSITY YEAR QTR	CONSTRUCTION YEAR QTR	TOTAL COST 1989 $	BELLEVUE COST 1989 $
1	I-213-0	128TH AVE SE SIG COOD	SE 32ND ST	SE 38TH ST	COORDINATE SIGNALS (KING COUNTY)		0000 /	DONE/	DONE/		
2	R-161-0	LAKEMONT BLVD EXTENSION	NORTH VILLAGE RD	164TH AVE SE	CONSTRUCT 3 LANE ROADWAY (DEVELOPER BUILT)		1989 /II	1990/II	1990/III		
3	R-155-0	COAL CREEK PKWY	I-405	BELLVUE C/L	WIDEN ROADWAY (INCLUDED IN R-114)	PW-R-54	1990 /IV	1991/IV	1993/I		
4	R-160-0	LAKEMONT BLVD EXTENSION	NEWPORT WAY	NORTH VILLAGE ROA	CONSTRUCT 3 LANE ROADWAY W/LT PKTS @ KEY INTERSECT	PW-R-57	1991 /IV	1992/IV	1993/II	6600000	2500000
5	I-164-0	LAKEMONT BLVD EXT	NORTH VILLAGE RD		INSTALL TWO PHASE SIGNAL (DEVELOPER BUILT)		1991 /IV	1992/IV	1993/IV	131000	0
6	I-165-0	LAKEMONT BLVD EXT	SE NEWPORT WAY		INSTALL FOUR PHASE SIGNAL (DEVELOPER BUILT)		1991 /IV	1992/IV	1993/II	131000	0
7	R-133-D	136TH PL SE /SE 30TH ST	SE 26TH ST (KAMBER)	SE EASTGATE WAY	CONSTRUCT 2 NEW LANE ROADWAYS W/ C G S	PW-R-74	1992 /III	1994/II	1994/III	2000000	500000
8	I-142-0	150TH AVE SE	SE NEWPORT WAY		EXPAND SIGNAL TO FOUR PHASES EXTENSIVE RECHANNELIZ	PW-I-53	1993 /IV	1994/II	1994/III	397000	99250
9	R-194-0	NE 31ST ST	148TH AVE NE/NE 29TH	156TH AVE NE/NE 3	NEW BRIDGE, ARTERIAL, MODIFY & ADD TWO NEW SIGNALS	PW-R-78	1995 /II	1996/II	1996/IV	9410122	2823036
10	R-191-0	NE 29TH PL	152ND AVE NE	156TH AVE NE	CONSTRUCT NEW 2-LANE ROAD		1995 /II	1996/II	1996/IV		
11	I-166-0	LAKEMONT BLVD SE	I-90		INSTALL SIGNAL EXTENSIVE RECHANNELIZATION		1998 /I	1998/III	1998/IV	317000	79250
12	I-139-0	148TH AVE NE	NE 51ST STREET		ADD DOUBLE TURN LANES SB-TO-EB & WB-TO-NB		1999 /I	1999/III	1999/IV	428393	214197
13	R-151-0	BEL-RED RD	NE 24TH ST	NE 40TH ST	WIDEN TO 5 LANES W/C, G, SIDEWALKS		2001 /I	2001/III	2001/IV	1500000	750000
									TOTAL $	20914515	6965733

TABLE 3 - FUNDING SOURCES

	(CIP PROJECT NO. PW-)			
Funding Source	R-54	R-76	W/B-34	W/B-35
General CIP Revenue	X		X	
Transportation Funding (1)	X	X		X
Arterial Street Fund	X			

(1) Refer to Table 1 of the Transportation Facilities Plan for description of this Funding Source

DRSmm-AttachB

IMPACT FEE SCHEDULE

ORIGINAL

10-Jul-90

FILED NO. 15742
CITY OF BELLEVUE
DATE 4/90
CITY CLERK Marie O'Connell
Ord. 4161

IMPACT FEE SCHEDULE

LAND USE	UNITS	AREA 1	AREA 2	AREA 3	AREA 4	AREA 5	AREA 6	AREA 7	AREA 8	AREA 9	AREA 10	AREA 11
RESIDENTIAL												
SINGLE FAMILY												
1 Single Family	Dwelling	$1,145.66	$949.25	$1,340.16	$1,727.91	$983.37	$611.66	$825.35	$1,119.99	$948.21	$567.91	$1,435.02
ULTI-FAMILY												
2 Multi-Family	Dwelling	$743.46	$616.01	$659.27	$1,121.31	$638.15	$396.93	$535.60	$726.81	$615.33	$368.54	$931.24
SENIOR HOUSING												
3 Senior Citizen Dwellings	Dwelling	$362.98	$300.75	$212.30	$547.46	$311.56	$193.79	$261.50	$354.85	$300.42	$179.93	$454.66
4 Nursing Home	Beds	$190.57	$157.90	$222.92	$287.41	$163.57	$101.74	$137.29	$186.30	$157.72	$94.46	$238.70
5 Congregate Care/Asst. Living	Dwelling	$154.27	$127.82	$180.46	$232.67	$132.41	$82.36	$111.14	$150.81	$127.68	$76.47	$193.23
HOTEL/MOTEL												
6 Hotel/Motel	Rooms	$663.74	$549.95	$1,098.21	$1,001.06	$569.72	$354.37	$478.16	$648.87	$549.35	$329.02	$831.38

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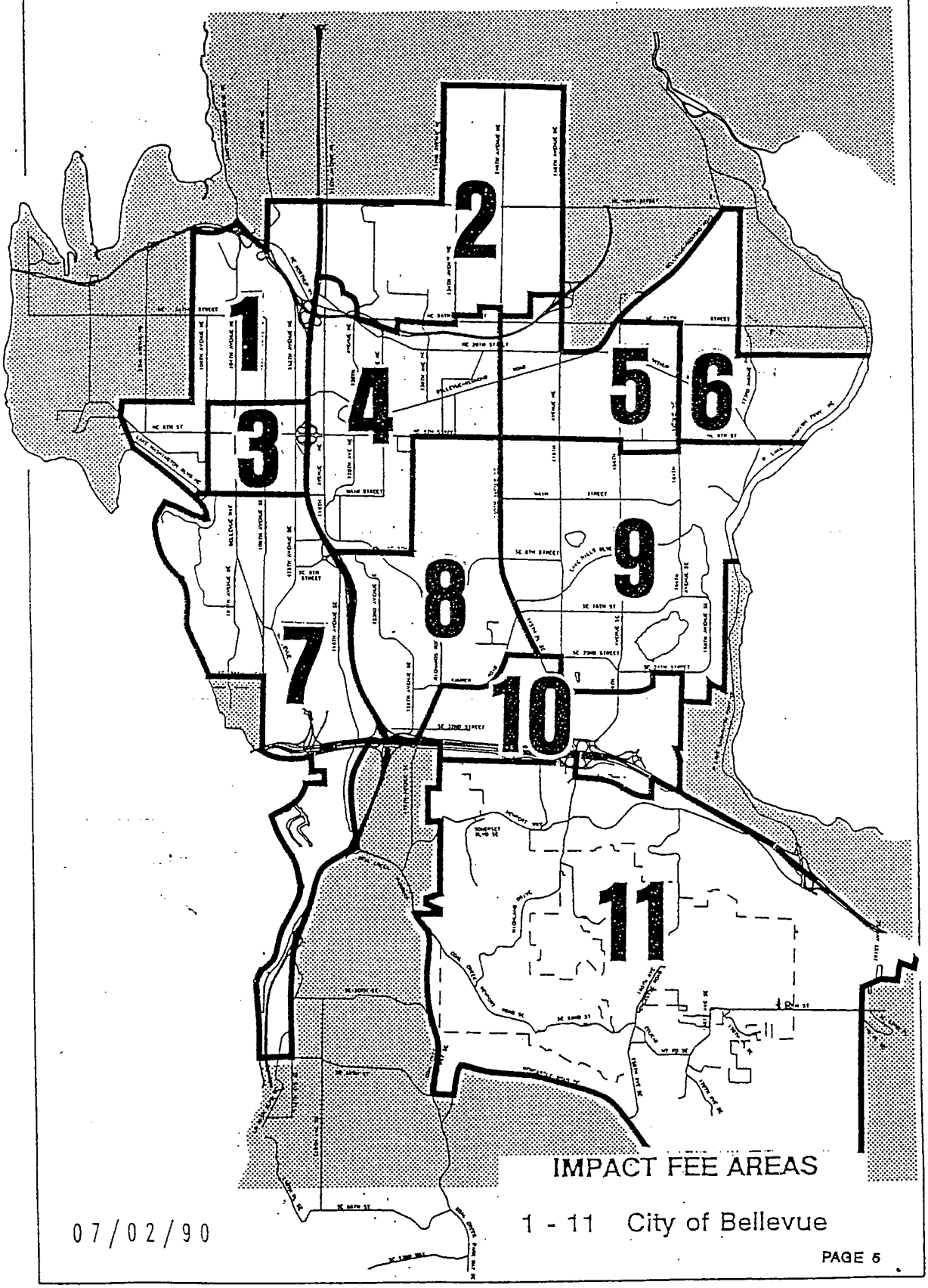
LAND USE	UNITS	AREA 1	AREA 2	AREA 3	AREA 4	AREA 5	AREA 6	AREA 7	AREA 8	AREA 9	AREA 10	AREA 11
						COMMERCIAL						
SERVICES												
7 Bank/Savings & Loan	Square feet	$15.38	$12.75	$18.00	$23.20	$13.20	$8.21	$11.08	$15.04	$12.73	$7.63	$19.27
8 Day Care (Exempt)	(GFA)	$5.98	$4.95	$6.99	$9.02	$5.13	$3.19	$4.31	$5.85	$4.95	$2.96	$7.49
9 Library		$2.03	$1.68	$2.38	$3.07	$1.75	$1.09	$1.46	$1.99	$1.68	$1.01	$2.55
10 Post Office		$2.79	$2.31	$3.27	$4.21	$2.40	$1.49	$2.01	$2.73	$2.31	$1.38	$3.50
11 Service Sta w/o Minimart	Station	$5,509.55	$4,565.00	$6,444.89	$8,309.60	$4,729.09	$2,941.52	$3,969.13	$5,386.10	$4,560.00	$2,731.09	$6,901.08
12 Service Sta w/ Minimart	Station	$20,164.94	$16,707.90	$23,588.29	$30,413.14	$17,308.47	$10,765.95	$14,527.02	$19,713.12	$16,689.60	$9,995.78	$25,257.96
13 Movie Theatre	Screen	$15,206.35	$12,599.40	$17,787.89	$22,934.50	$13,052.29	$8,118.58	$10,954.80	$14,865.63	$12,585.60	$7,537.80	$19,046.98
14 Car Wash	Site	$27,301.42	$22,620.92	$31,936.32	$41,176.51	$23,434.04	$14,576.07	$19,668.21	$26,689.70	$22,596.14	$13,533.34	$34,196.89
15 Athletic Facilities	Member	$68.32	$56.61	$79.92	$103.04	$58.64	$36.47	$49.22	$66.79	$56.54	$33.87	$85.57
STITUTIONAL												
16 Elementary School	Student	$23.98	$19.87	$28.05	$36.17	$20.59	$12.80	$17.28	$23.45	$19.85	$11.89	$30.04
17 High School		$47.97	$39.74	$56.11	$72.34	$41.17	$25.61	$34.55	$46.89	$39.70	$23.78	$60.08
18 Junior College		$143.90	$119.23	$168.33	$217.03	$123.51	$76.83	$103.66	$140.67	$119.10	$71.33	$180.24
19 Religious Institution	Square feet	$0.77	$0.64	$0.90	$1.16	$0.66	$0.41	$0.55	$0.75	$0.64	$0.38	$0.96
20 Convention Center	(GFA)	TO BE CALCULATED ON A CASE SPECIFIC BASIS										
21 Hospital		$2.05	$1.70	$2.40	$3.09	$1.76	$1.09	$1.48	$2.00	$1.70	$1.02	$2.57

LAND USE	UNITS	AREA 1	AREA 2	AREA 3	AREA 4	AREA 5	AREA 6	AREA 7	AREA 8	AREA 9	AREA 10	AREA 11
RESTAURANT												
22 Restaurant	Square feet	$6.39	$5.30	$7.48	$9.64	$5.49	$3.41	$4.60	$6.25	$5.29	$3.17	$8.01
23 High Turnover Restaurant	(GFA)	$11.88	$9.85	$13.90	$17.92	$10.20	$6.35	$8.56	$11.62	$9.84	$5.89	$14.89
24 Fast Food Restaurant		$10.78	$8.93	$12.61	$16.26	$9.25	$5.75	$7.77	$10.54	$8.92	$5.34	$13.50
ETAIL												
25 Shop. Ctr: 0-9,999	Square feet	$5.53	$4.58	$6.47	$8.34	$4.75	$2.95	$3.98	$5.41	$4.58	$2.74	$6.93
26 Shop. Ctr: 10,000-49,999	(GLA)	$2.97	$2.46	$3.47	$4.48	$2.55	$1.59	$2.14	$2.90	$2.46	$1.47	$3.72
27 Shop. Ctr: 50,000-99,999		$1.91	$1.58	$2.24	$2.88	$1.64	$1.02	$1.38	$1.87	$1.58	$0.95	$2.39
28 Shop. Ctr: 100,000-199,999		$1.69	$1.40	$1.98	$2.55	$1.45	$0.90	$1.22	$1.65	$1.40	$0.84	$2.12
29 Shop. Ctr: 200,000-299,999		$1.36	$1.12	$1.59	$2.04	$1.16	$0.72	$0.98	$1.32	$1.12	$0.67	$1.70
30 Shop. Ctr: 300,000-399,999		$1.50	$1.24	$1.75	$2.26	$1.29	$0.80	$1.08	$1.47	$1.24	$0.74	$1.88
31 Shop. Ctr: 400,000-499,999		$1.73	$1.44	$2.03	$2.62	$1.49	$0.93	$1.25	$1.70	$1.44	$0.86	$2.17
32 Shop. Ctr: 500,000 plus		$2.46	$2.04	$2.88	$3.71	$2.11	$1.31	$1.77	$2.40	$2.03	$1.22	$3.08
33 Supermarket	Square feet	$4.50	$3.73	$5.27	$6.79	$3.86	$2.40	$3.24	$4.40	$3.73	$2.23	$5.64
34 Convenience Market	(GFA)	$13.49	$11.17	$15.78	$20.34	$11.58	$7.20	$9.72	$13.18	$11.16	$6.68	$16.89
35 Discount/Department Store		$1.68	$1.39	$1.97	$2.54	$1.44	$0.90	$1.21	$1.65	$1.39	$0.83	$2.11
36 Miscellaneous Retail		$1.32	$1.10	$1.55	$1.99	$1.13	$0.71	$0.95	$1.29	$1.09	$0.66	$1.66
37 Furniture Store		$0.13	$0.11	$0.15	$0.19	$0.11	$0.07	$0.09	$0.13	$0.11	$0.06	$0.16
38 Car Sales - New/Used		$5.46	$4.53	$6.39	$8.24	$4.69	$2.92	$3.94	$5.34	$4.52	$2.71	$6.84

LAND USE	UNITS	AREA 1	AREA 2	AREA 3	AREA 4	AREA 5	AREA 6	AREA 7	AREA 8	AREA 9	AREA 10	AREA 11
				0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
OFFICE				$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00
				$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00
39 Admin Office: 0-9,999	Square feet	$4.88	$4.04	$4.87	$7.36	$4.19	$2.61	$3.52	$4.77	$4.04	$2.42	$6.11
40 Admin Office: 10,000-49,999	(GFA)	$3.60	$2.98	$3.65	$5.43	$3.09	$1.92	$2.59	$3.52	$2.98	$1.78	$4.51
41 Admin Office: 50,000-99,999		$3.08	$2.55	$2.96	$4.64	$2.64	$1.64	$2.22	$3.01	$2.55	$1.53	$3.86
42 Admin Office: 100,000-199,99		$2.74	$2.27	$2.61	$4.13	$2.35	$1.46	$1.97	$2.68	$2.27	$1.36	$3.43
43 Admin Office: 200,000-299,99		$2.50	$2.07	$2.26	$3.77	$2.15	$1.33	$1.80	$2.44	$2.07	$1.24	$3.13
44 Admin Office: 300,000 +		$2.31	$1.91	$1.91	$3.48	$1.98	$1.23	$1.66	$2.25	$1.91	$1.14	$2.89
45 Medical Office/Clinic		$4.24	$3.51	$4.95	$6.39	$3.64	$2.26	$3.05	$4.14	$3.51	$2.10	$5.30
				$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00
INDUSTRIAL				$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00
				$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00
46 Light Industry/Manufacturing	Square feet	$1.72	$1.42	$2.01	$2.59	$1.48	$0.92	$1.24	$1.68	$1.42	$0.85	$2.15
47 Industrial Park/ R&D	(GFA)	$1.60	$1.33	$1.88	$2.42	$1.38	$0.86	$1.16	$1.57	$1.33	$0.79	$2.01
48 Warehousing/Storage		$1.22	$1.01	$1.43	$1.84	$1.05	$0.65	$0.88	$1.20	$1.01	$0.61	$1.53
				$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00	$0.00

CITY OF BELLEVUE



IMPACT FEE AREAS

1 - 11 City of Bellevue

07/02/90

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