



## 2022 Multimodal Transportation Concurrency Certificate<sup>1</sup> and Multimodal Transportation Impact Fee (MTIF) Determination<sup>2</sup>

**Certificate: CON2022-0001**

**Issued: February 7, 2022**

**Expires: February 7, 2023**

**All Applicants Please Note:**

- 1.) Projects affecting arterials or intersections with low level of service (LOS) or that produce 50+ peak hour trips will also be required to complete a full transportation impact analysis (TIA) as per Section 11, Public Works Development Guidelines before the City can accept a development application as "complete".
- 2.) Projects abutting public right-of-way will be required to construct standard street improvements.
- 3.) 2022 Transportation Impact Fees (TIF) at \$2,347/person trip will be required at building permit issuance (TIF Estimate Below).

<b>Project Name:</b>	The Woods at Viewcrest		
<b>Street Address:</b>	Yet-to-be-addressed on Viewcrest Road	<b>Bellingham, WA</b>	<b>98229</b>
<b>Parcel(s):</b>	370212030004; 370213075542; 370213083499;	<b>CSA No: 1</b>	Edgemoor Neighborhood
<b>Applicant:</b>	Andrea Hemley, AVT Consulting	<b>Approved By:</b>	Chris Comeau, Transportation Planner
<b>Email:</b>	<a href="mailto:andrea@avtplanning.com">andrea@avtplanning.com</a>	<b>Email:</b>	<a href="mailto:ccomeau@cob.org">ccomeau@cob.org</a>

<sup>1</sup> Temporary Certificate of Multimodal Transportation Concurrency allows applicant listed above **one (1) full year** to submit a complete application for development to the City, or the Temporary Certificate **expires on the date listed above**. If a complete application is accepted by the City, then the Temporary Certificate automatically becomes a Final Certificate. Final Certificates expire in 5 years, permit expiration date, or actual construction, whichever happens first.

### Multimodal Transportation Impact Fee Determination

Building Permit No: <b>BLD2022-_____</b>	Person Trip Rate	Person Trip Measure	Project Size	PM Peak Person Trips	2021 MTIF Rate	2021 MTIF
ITE Land Use Code for Proposed Use						
210 Single Family Homes	1.36	/Unit	38	51.68	\$2,347.00	\$121,292.96
<b>Pre-Reduction New Trips Subtotal</b>			=	<b>51.68</b>		<b>\$121,292.96</b>

BMC 19.06.040 E. Table 2. URBAN VILLAGE (Not Applicable Outside Urban Villages)				Person Trips Reduced	Urban Village MTIF Savings	2021 MTIF
AUTOMATIC TRIP REDUCTIONS			Reduction %			
Urban Village Location				n/a		\$0.00
WTA GO Line 1/4-mile (15-20 min service)				n/a		
Maximum 50% Urban Village Vehicle Trip Reduction				n/a		

PREVIOUS USE CREDIT [Calculated last to maximize credit]						
ITE Code & Land Use Description	Person Trip Rate	Person Trip Measure	Project Size	Person Trips Reduced	Previous Use MTIF Savings	2021 MTIF
Vacant				n/a		
<b>Total UV Trip Reduction, Previous Use Credit, &amp; MTIF Savings to Developer</b>						
<b>Post-Reduction Net New Trips &amp; MTIF Subtotal</b>				<b>51.68</b>		<b>\$121,292.96</b>
<b>\$121,292.96</b>		<b>Trip Reduction Credit</b>		<b>Total Post-Reduction TIF Due at Permit Issuance<sup>2</sup></b>		
<b>Pre-Reduction TIF Cost</b>		<b>Trip Reduction Credit</b>		<b>Total Post-Reduction TIF Due at Permit Issuance<sup>2</sup></b>		

<sup>2</sup>Note: Applicants have 10 days from issuance of this certificate to appeal MTIF determination per procedures listed in [BMC 19.06.050](#)