

SCHEDULE OF MARIN COUNTY LAND USE TYPES AND TRANSPORTATION IMPROVEMENT MITIGATION FEES

Summary Transportation Improvement Fee Information	Planning Area				
	Atherton Avenue	Northgate Activity Center Plan	West Sir Francis Drake Boulevard	Strawberry Interchange	Tamalpais Community Plan Area
Adjusted per 1913 ENR Cost Construction Index to: <u>January 2020</u>	\$ 11,496.31				
Estimated Cost of Needed Transportation Improvements	\$2,700,618.78	\$49,913,412.78	\$3,293,047.01	\$6,954,360.23	\$8,452,331.91
Projected New PM Peak-Hour Trips at Build-Out	600.00	5,278.00	450.00	1,098.00	1,400.00
Transportation Improvements Fee Per PM Peak-Hour Trip	\$4,501.03	\$9,456.88	\$7,317.88	\$6,333.66	\$6,037.38

Examples of Transportation Improvement Fees Based on Land Use Types

Land Use Type	Land Use Code No. (1)	P.M. Peak Hour Trips Generated (1)	Percent of New Trips (2)	Atherton Avenue	Northgate Activity Center Plan	West Sir Francis Drake Boulevard	Strawberry Interchange	Tamalpais Community Plan Area
Residential (Per Dwelling)								
Single-Family, Detached	210	1.02		\$4,591.05	\$9,646.02	\$7,464.24	\$6,460.33	\$6,158.13
Apartment	220	0.67		\$3,015.69	\$6,336.11	\$4,902.98	\$4,243.55	\$4,045.04
Rental Townhouse - SFR Second Unit	224	0.52		\$2,340.54	\$4,917.58	\$3,805.30	\$3,293.50	\$3,139.44
Residential Condominium/Townhouse	230	0.52		\$2,340.54	\$4,917.58	\$3,805.30	\$3,293.50	\$3,139.44
Mobile Home	240	0.37		\$1,665.38	\$3,499.05	\$2,707.62	\$2,343.45	\$2,233.83
Assisted Living	254	0.35		\$1,575.36	\$3,309.91	\$2,561.26	\$2,216.78	\$2,113.08
Hotel Room	310	0.61		\$2,745.63	\$5,768.70	\$4,463.91	\$3,863.53	\$3,682.80
Industrial and Warehouse (Per 1,000 sq. ft.)								
General Light Industrial	110	1.08		\$4,861.11	\$10,213.43	\$7,903.31	\$6,840.35	\$6,520.37
Warehousing	150	0.45		\$2,025.46	\$4,255.60	\$3,293.05	\$2,850.15	\$2,716.82
Office and Financial (Per 1,000 sq. ft.)								
General Office	710	1.49		\$6,706.54	\$14,090.75	\$10,903.64	\$9,437.16	\$8,995.70
Medical Office	720	4.45		\$20,029.59	\$42,083.12	\$32,564.58	\$28,184.79	\$26,866.34
Office Park	750	1.48		\$6,661.53	\$13,996.18	\$10,830.47	\$9,373.82	\$8,935.32
Retail (Per 1,000 sq. ft.)								
Shopping Center	820	3.73	66%	\$11,080.64	\$23,280.95	\$18,015.16	\$15,592.21	\$14,862.82
Supermarket	850	11.85	63%	\$33,602.45	\$70,600.34	\$54,631.65	\$47,283.95	\$45,072.06
High-Turnover (Sit-Down) Restaurant	932	18.49	57%	\$47,437.72	\$99,668.90	\$77,125.36	\$66,752.36	\$63,629.76
Fast-Food Restaurant with Drive-Through Window	934	46.14	50%	\$103,838.79	\$218,170.22	\$168,823.54	\$146,117.57	\$139,282.36