

# City of Lynden Planning Department

Estimate Date: 30-Mar-21  
 Applicant: JD Barga Industries  
 Project Name: Lynden Door Bldg A1 and A5  
 Building Permit Number: BP2021040 and BP2021041  
 Building Size: Bldg A1 162,000 and Bldg A5 94,500

## Transportation

Land Use under Resolution 958	Average PM Peak Hour Trip Rate	1,000 Square feet	Pass - By Trip Reduction Factor	Impact fee Per Trip	Total Impact fee
Manufacturing Bldg A1	0.74	162	1	\$1,541	\$249,642.00
Manufacturing Bldg A5	0.74	94.5	1	\$1,541	\$145,624.50
					<b>\$395,266.50</b>

## Park

Land Use under Ordinance 1197	1,000 Square feet	Impact fee Per Unit	Total Impact Fee
Manufacturing Bldg A1	162	\$94	\$15,228.00
Manufacturing Bldg A5	94.5	\$94	\$8,883.00
			<b>\$24,111.00</b>

## Fire

Land Use under Ordinance 960	Square feet	Impact fee Per Unit	Total Impact Fee
Non-Residential Bldg A1	162,000	\$0.28	\$45,360.00
Non-Residential Bldg A5	94,500	\$0.28	\$26,460.00
			<b>\$71,820.00</b>

## GMA Impact Fees

**\$491,197.50**

Transportation Impact Fee Credit (Resolution 709)

\$197,633.25

50% Reduction in Park Impact Fees for Economic Assistance Area (Resolution 709)

\$12,055.50

## GMA Impact Fees Due Less Credits

**\$281,508.75**

Notes: