

Village of Hoffman Estates

Fair Share Road improvement Impact Fee Ordinance

TABLE 3: 2010 IMPACT FEE SCHEDULE FOR SELECTED USES

April 5, 2013

Land Use (ITE Code)	Weekday 4-6 PM Peak Hour Trip Rate	Percent Pass-by	Adjusted Trip Rate	Trip Rate Units	Central Service Area			Western Service Area		
					Central Area fee w/o MFT credit	Central Area MFT credit	Central Area Net Fee per trip rate unit	Western Area fee w/o MFT credit	Western MFT credit	Western Area Net Fee per trip rate unit
Residential										
Single Family (210)	1.00		1	per dwelling unit	\$1,252.00	\$35.88	\$1,216.12	\$1,472.63	\$83.92	\$1,388.71
Condo / Townhouse (230)	0.52		0.52	per dwelling unit	\$651.04	\$18.66	\$632.38	\$765.77	\$43.64	\$722.13
Apartment (220)	0.62		0.62	per dwelling unit	\$776.24	\$22.25	\$753.99	\$913.03	\$52.03	\$861.00
Hotel (310)										
	0.70		0.7	per occupied room	\$876.40	\$25.12	\$851.28	\$1,030.84	\$58.74	\$972.09
Industrial										
General Light Industrial (110)	0.97		0.97	per 1000 sf gross floor area	\$1,214.44	\$24.79	\$1,189.65	\$1,428.45	\$57.99	\$1,370.46
General Office (710)										
	1.49		1.49	per 1000 sf gross floor area	\$1,865.48	\$38.08	\$1,827.40	\$2,194.21	\$89.07	\$2,105.14
Restaurant										
Quality (931)	7.49	44	4.19	per 1000 sf gross floor area	\$5,245.88	\$150.34	\$5,095.54	\$6,170.30	\$351.62	\$5,818.67
High Turnover (Sit down) (932)	9.85	43	5.61	per 1000 sf gross floor area	\$7,023.72	\$201.29	\$6,822.43	\$8,261.43	\$470.79	\$7,790.64
Fast Food with Drive-thru (934)	32.65	50	16.33	per 1000 sf gross floor area	\$20,445.16	\$585.92	\$19,859.24	\$24,047.97	\$1,370.41	\$22,677.55
Shopping Center (820)										
50,000	7.53	45	4.14	per 1000 sf gross leasable area	\$5,183.28	\$148.54	\$5,034.74	\$6,096.67	\$347.43	\$5,749.24
100,000	5.99	40	3.59	per 1000 sf gross leasable area	\$4,494.68	\$128.81	\$4,365.87	\$5,286.72	\$301.27	\$4,985.45
200,000	4.77	35	3.1	per 1000 sf gross leasable area	\$3,881.20	\$111.23	\$3,769.97	\$4,565.14	\$260.15	\$4,304.99
300,000	4.17	30	2.92	per 1000 sf gross leasable area	\$3,655.84	\$104.77	\$3,551.07	\$4,300.07	\$245.05	\$4,055.02
400,000	3.79	25	2.84	per 1000 sf gross leasable area	\$3,555.68	\$101.90	\$3,453.78	\$4,182.26	\$238.33	\$3,943.92

Notes

1. Land Use categories and Pass-by trips are as defined in the 9th Edition of "Trip Generation", or current edition or update, published by the Institute of Transportation Engineers.
2. Pass-by trips are variable and additional data may be required to fully define this factor. Pass-by trip data in the table is for illustration only.
3. Does not include credits or taxes to be paid for future road improvements.
4. MFT credits assume 5 days per week for office and industrial uses and 7 days per week for all other uses.
5. Credits may be adjusted to individual site operation characteristics.
6. For uses not listed above, the fee will be determined based on the methodology set forth in the Fair Share Road Improvement Impact Fee ordinance.
7. For any individual land use, the ITE "Trip Generation" report will be used to determine which of the methodologies available for trip estimates will be used.
8. The above land uses are shown for illustration; the ITE Trip Generation report contains other land use categories that may provide a better match than a specific use listed above.