



City of Bellingham Public Works Department
 104 W. Magnolia Street, Bellingham, WA 98225

FOR OFFICE USE ONLY

Date Received: _____

Tidemark Case Number: CON _____

2019 Application for Multimodal Transportation Concurrency*

***All Applicants Please Note:**

- 1.) This is a **Pre-Application Requirement** with an evaluation fee of **\$10/pm peak hour person trip**. Complete applications must be submitted to **Permit Center** with Concurrency Evaluation Fee (page 2)
- 2.) Projects affecting arterials or intersections with low level of service (LOS) or that produce 50+ peak hour person trips will also be required to complete a full traffic study as per [Section 11, Public Works Development Guidelines](#). Concurrency certificates shall not be issued prior to completion and acceptance of TIA by Public Works.
- 3.) Projects abutting public right-of-way will be required to construct standard urban street improvements per BMC 13.04.
- 4.) Projects will be required to pay 2019 TIF of **\$1,864/pm peak person trip** in full at time of building permit issuance. A TIF estimate is provided at the bottom of page 2.

| | |
|--|--|
| PROJECT INFORMATION | |
| Project Name: | <u>City View</u> |
| Project Address: | <u>4413 Consolidation Ave B'ham WA 98229</u> |
| Assessor's Parcel Number(s): | <u>380332 172175 0000</u> |
| Concurrency Service Area (CSA) Number (See Map on page 3): | <u>8, Puget</u> |
| PROPOSED PROJECT DESCRIPTION | |
| Office ___ Retail ___ Industrial/Manufacturing ___ Institutional ___ Mixed Use ___ Other ___ | |
| Gross square footage of non-residential building | _____ |
| Single family residential _____ Multi-family residential <input checked="" type="checkbox"/> | Total number of units <u>136</u> |
| Expected Date of Project Completion/Occupancy: | <u>July 2021</u> |
| APPLICANT INFORMATION | |
| Name | <u>Morgan Bartlett, Jr. Company Madrona Bay Real Estate Investments</u> |
| Mailing Address | <u>424 W. Bakerview Suite 109 B'ham WA LLC</u> |
| Phone | <u>360.527.2777</u> Email: <u>morgan@madronabay</u> <u>98226</u> <u>llc.com</u> |

As the project applicant, I hereby acknowledge I have read this permit application and state that the information is correct and agree to comply with all City ordinances and State laws regulating activities covered by this permit application.

Applicant Name: Morgan Bartlett, Jr. Signature: [Signature] Date: 5/17/19

Land Use(s) and Trip Generation

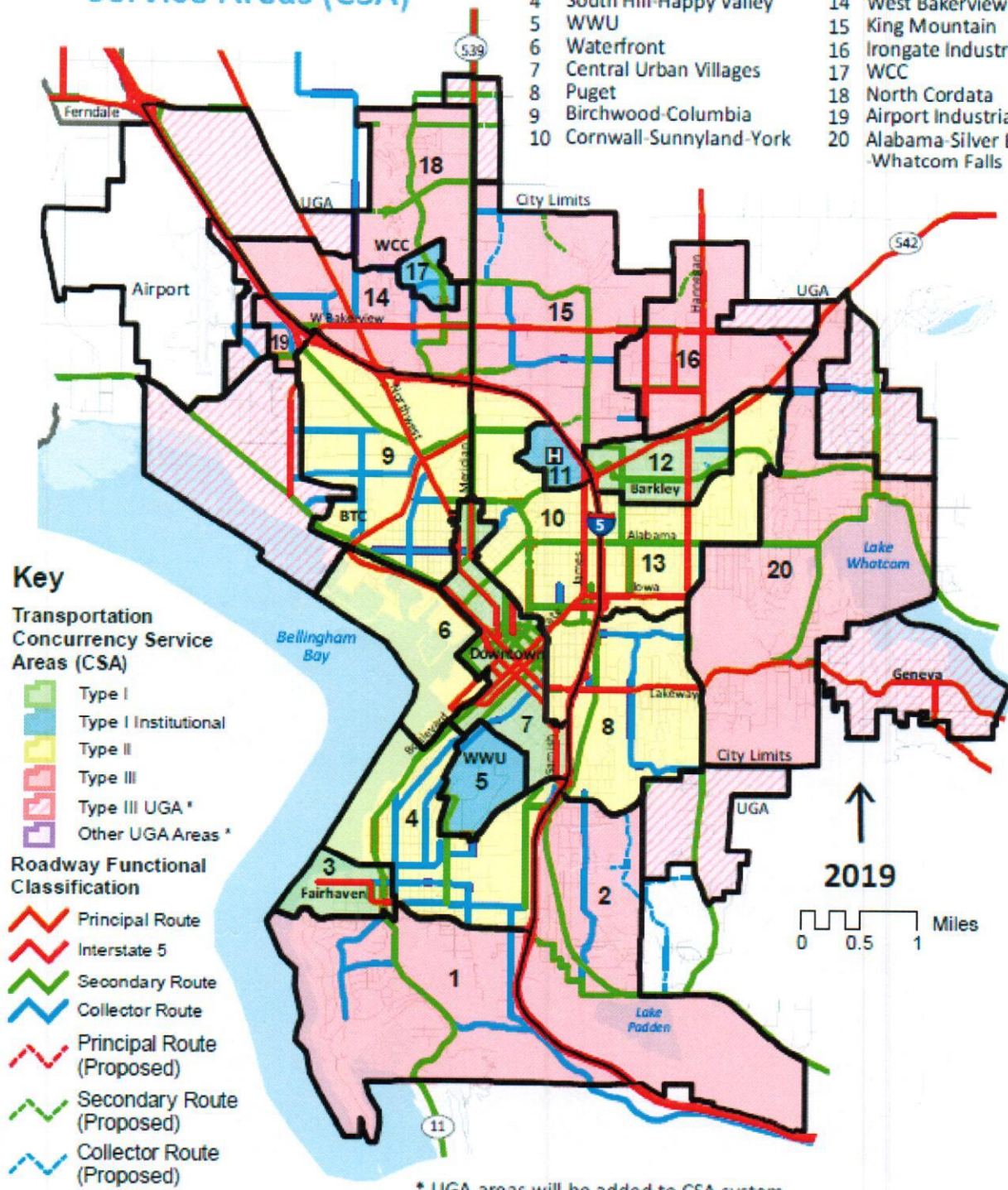
[Call Transportation Planner for assistance (360) 778-7946]

| Land Use Description | ITE Land Use Code | Person Trip Generation Rate ¹ | Residential Units | Commercial or Industrial Gross Square Feet | Total New Person Trips |
|--|---|--|--|--|------------------------|
| Proposed Land Uses | <i>¹Note: Table 19.06.040 (A) Bellingham Multimodal TIF Rate Schedule for 2019</i> | | | | |
| Multi family | 222 | .55 | 136 | | 75 |
| | | | | | |
| | | | | | |
| | | | Subtotal Net New Person Trips = | | |
| Urban Village Trip Reduction Credits (BMC 19.06.040 E.) | In 2019, available only for projects located within the following mixed use Urban Villages: Downtown, Old Town, Samish Way, Fountain District, Fairhaven, Barkley Village, and downtown Waterfront District (see associated Urban Village maps) | | | | |
| Urban Village location | (see associated Urban Village maps) | | 15% | n/a | |
| WTA Transit Proximity | Only One Transit Proximity Reduction Below May Be Used | | | | |
| Fronts on a WTA GO line | 15-minute frequency at doorstep | | 10% | n/a | |
| Within ¼-mile of a WTA GO line | 5-minute walk of 15-min frequency | | 7% | n/a | |
| Fronts on a standard WTA line | 30- to 60-minute frequency at doorstep | | 5% | n/a | |
| Within ¼-mile std WTA line | 5-minute walk of 30- to 60-minute frequency | | 2% | n/a | |
| Commute Trip Reduction Must have 100+ Employees | State law requirement to employ various transportation demand management measures | | 10% | n/a | |
| Optional/Voluntary Performance Measures to Reduce Vehicle Trips (Requires 2-Year Contractual Agreement) | | | | | |
| WTA bus pass purchase 2 years/\$500 each | Only financially feasible for projects with 25+ total trips | | 1% per WTA bus pass | n/a | |
| Car Share memberships 2 years/\$500 each | Only financially feasible for projects with 13+ total trips (If Car Share Company exists) | | 2% per membership | n/a | |
| Car Share vehicle provided on site | Car Share Company or Property Owner | | 2% per vehicle | n/a | |
| Existing Land Uses | <i>100% Credit for previous land use</i> | | | | |
| | <i>100% reduction per WTA pass purchase</i> | | | | <i>(100/100%)</i> |
| | Total Reductions | | | | 75 |
| | Grand Total Net New Person Trips = | | | | 0 |
| 2019 Transportation Concurrency Evaluation = \$10 / pm peak person trip. Evaluation Fee = | | | | | 0 |
| <i>TIF estimate below is provided out of courtesy and is only informational. TIF is not due until permit issuance.</i> | | | | | |
| 2019 Transportation Impact Fee (TIF) = \$1,864 / pm peak person trip. Project TIF Estimate = | | | | | 0 |

City of Bellingham Transportation Concurrency Service Areas (CSA)

CSA Descriptors

- | | |
|----------------------------|---|
| 1 Edgmoor-South | 11 St Joseph's Hospital |
| 2 Samish | 12 Barkley Urban Village |
| 3 Fairhaven Urban Village | 13 Roosevelt-Chandler |
| 4 South Hill-Happy Valley | 14 West Bakerview |
| 5 WWU | 15 King Mountain |
| 6 Waterfront | 16 Irongate Industrial |
| 7 Central Urban Villages | 17 WCC |
| 8 Puget | 18 North Cordata |
| 9 Birchwood-Columbia | 19 Airport Industrial |
| 10 Cornwall-Sunnyland-York | 20 Alabama Silver Beach -Whatcom Falls |



Key

Transportation Concurrency Service Areas (CSA)

- Type I
- Type I Institutional
- Type II
- Type III
- Type III UGA *
- Other UGA Areas *

Roadway Functional Classification

- Principal Route
- Interstate 5
- Secondary Route
- Collector Route
- Principal Route (Proposed)
- Secondary Route (Proposed)
- Collector Route (Proposed)

* UGA areas will be added to CSA system when annexed into the City

2019

0 0.5 1 Miles