



Park Impact Fee Schedule
Chapter 27.06 KMC

Effective January 1, 2025 (3.6% CPI-W)

Type of Land Use	Impact Fee	Per Unit
Single-family dwelling (detached unit)	\$8,304.58	Dwelling unit
Multifamily dwelling (Attached, stacked, senior or assisted living unit development, and cottage, carriage and two-/three-unit homes approved under Chapter <u>113</u> KZC)	\$6,312.35	Dwelling unit
NEW: Residential Suites (formerly part of Multifamily)	\$3,340.06	Dwelling unit



School Impact Fee Schedule
Chapter 27.08 KMC

Effective January 1, 2025 (Ordinance O-4892)

Type of Land Use	Impact Fee	Per Unit	Admin Fee (1)
Single-family dwelling (detached unit)	\$5,972	Dwelling Unit	\$142
Multifamily dwelling (attached, stacked, or duplex unit as defined in Chapter <u>5</u> KZC and cottage, carriage and two-/three-unit homes approved under Chapter <u>113</u> KZC.) (2)	\$0	Dwelling Unit	\$142

- (1) The Public Works Department is responsible for the information, collection, administration, and transfer of the School Impact Fee to the School District.
- (2) The School Impact Fee is exempted for any form of housing for the elderly, including nursing homes, retirement centers, and any type of housing units for persons age fifty-five and over, which have recorded covenants or recorded declaration of restrictions precluding school-aged children as residents of those units. (KMC 27.08.050)



Fire Impact Fee Schedule
Chapter 27.10 KMC

Effective January 1, 2025 (no change from 2024)

Type of Land Use	Impact Fee	Per Unit
Single-family dwelling (detached unit)	\$1,203.70	Dwelling Unit
Multifamily dwelling (attached, stacked, or duplex unit as defined in Chapter <u>5</u> KZC and cottage, carriage and two-/three-unit homes approved under Chapter <u>113</u> KZC.)	\$487.58	Dwelling Unit
Commercial	\$1.64	Square foot
Office & Industrial	\$0.13	Square foot
Schools	\$0.63	Square foot
Health Care	\$3.84	Square foot
Government	\$3.57	Square foot

See Section 27.10.50 of the Kirkland Municipal Code for a list of exempted uses.



TRANSPORTATION IMPACT FEE SCHEDULE

Chapter 27.04 KMC

Effective January 1, 2025 (3.6% CPI-W)

Land Uses	Unit of Measure	ITE Land USE Code	Fee Per Unit
Cost per Trip End > Trip Length			
Residential			
SF Detached Housing	Dwelling	210	\$8,109.28
MF Housing (Low-Rise), Cottage etc per KZC 113	Dwelling	220	\$4,321.73
Residential Suite	Dwelling	231	\$2,778.25
Sr. Adult Housing - Detached	Dwelling	251	\$2,457.36
Sr. Adult Housing- Attached	Dwelling	252	\$2,129.72
Nursing Home	sq ft/GFA	620	\$4.45
Assisted Living	sq ft/GFA	254	\$3.94
Mobile Home Park	Dwelling	240	\$3,767.95
Commercial - Services			
Drive-in Bank	sq ft/GFA	912	\$74.46
Walk-in Bank	sq ft/GFA	911	\$60.40
Day Care Center	sq ft/GFA	565	\$5.02
Library	sq ft/GFA	590	\$40.11
United States Post Office	sq ft/GFA	732	\$98.33
Hotel**	room	310	\$13,546.25
Motel**	room	320	\$3,333.25
Gasoline/Service Station	FP	944	\$36,315.93
Gasoline/Service Stn. With Conv. Market	FP	945	\$31,098.50
Self Service Car Wash	Wash Stalls	947	\$30,152.51
Multi-plex Movie Theater	Movie screens	445	\$91,286.20
Health/Fitness Club	Sq ft/GFA	492	\$24.12
Commercial - Institutional			
Elementary School	student	520	\$568.45
Middle/Jr Hi School	student	522	\$568.45
High School	student	530	\$554.25
University/College	student	550	\$737.35
Church	sq ft./GFA	560	\$4.96
Hospital	sq ft./GFA	610	\$9.00
Commercial - Restaurant			
Drinking Place	sq ft./GFA	925	\$61.83
Quality Restaurant	sq.ft/GFA	931	\$29.73
High-Turnover (Sit-Down) Restaurant	sq ft/GFA	932	\$24.18
Fast Food Rest. w/o drive thru	sq ft/GFA	933	\$64.52
Fast Food Rest. with drive thru	sq.ft/GFA	934	\$99.10
Coffee/Donut Shop w/o drive thru	sq.ft/GFA	936	\$197.63
Coffee/Donut Shop with drive thru	sq.ft/GFA	937	\$242.75

Land Uses	Unit of Measure	ITE Land USE Code	Fee Per Unit
Commercial - Industrial			
General Light Industrial	sq ft/GLA	110	\$5.52
Industrial Park	sq ft/GFA	130	\$3.51
Manufacturing	sq ft/GLA	140	\$5.87
Mini-Warehouse	sq ft/GFA	151	\$1.49
Commercial - Retail			
Building Materials and Lumber Store	sq ft/GFA	812	\$11.21
Variety Store	sq ft/GFA	814	\$24.57
Free Standing Discount Store	sq ft/GFA	815	\$21.32
Hardware/Paint Store	sq ft/GFA	816	\$10.49
Nursery/Garden Cntr	sq ft/GFA	817	\$37.77
Shopping Center/Misc. Retail	sq ft/GFA	820	\$18.05
Automobile Sales (Used)	sq ft/GFA	841	\$20.41
Automobile Sales	sq ft/GFA	843	\$15.23
Tire Store	sq ft/GFA	848	\$15.52
Supermarket	sq ft/GFA	850	\$35.12
Convenience Market	sq ft/GFA	851	\$120.71
Discount Supermarket	sq ft/GFA	854	\$36.13
Discount Club	sq ft/GFA	857	\$21.13
Home Improvement Superstore	sq ft/GFA	862	\$8.60
Electronics Superstore	sq ft/GFA	863	\$13.91
Pharmacy w/o Drive thru	sq ft/GFA	880	\$66.11
Pharmacy with Drive Thru	sq ft/GFA	881	\$84.88
Furniture Store	sq ft/GFA	890	\$1.13
Quick Lubrication Vehicle Shop	Svc Bay	941	\$26,397.05
Automobile Parts and Service Center	sq ft/GFA	943	\$12.30
Commercial - Office			
General Office Bldg	sq ft/GFA	710	\$11.16
Medical-Dental Office Bldg	sq ft/GFA	720	\$23.83
Office Park	sq ft/GFA	750	\$17.33
Business Park	sq ft/GFA	770	\$3.69

Dwelling = Dwelling Unit
 FP=Fueling Positions (Maximum number of vehicles that can be fueled simultaneously)
 GFA=Gross Floor Area

**Hotel/Motel: Assumes 83% room occupancy (per ITE).