

Transportation Impact Fees

Transportation Impact Fee (TIF) base rate per new PM peak hour trip according to the ITE manual and the Des Moines Municipal Code Section 12.40

Year	TIF	Construction cost index	Adjusted TIF	% TIF assessed	Actual TIF base rate*
2003	\$ 2,615.00				
2004	\$ 2,615.00	3.2% +	\$ 2,698.68		
2005	\$ 2,698.68	3.2% +	\$ 2,785.04	70%	\$ 1,949.53
2006	\$ 2,785.04	3.5% +	\$ 2,882.51	80%	\$ 2,306.01
2007	\$ 2,882.51	2.1% +	\$ 2,943.04	90%	\$ 2,648.75
2008	\$ 2,943.04	0.1%-	\$ 2,940.11	100%	\$ 2,940.11
2009	\$ 2,940.11	1.1% +	\$ 2,972.45	100%	\$ 2,972.45
2010 Jan	\$ 2,972.45		\$ 2,972.45	50%	\$ 2,972.45
2010 Feb	\$ 5,000.00		\$ 5,000.00	50%	\$ 2,500.00
2010 Mar	\$ 5,000.00	0.8%-	\$ 4,960.00	50%	\$ 2,480.00
2011 Jan	\$ 5,000.00		\$ 4,960.00	50%	\$ 2,480.00
2011 Mar	\$ 4,960.00	1%+	\$ 5,009.60	50%	\$ 2,504.80
2012 Jan	\$ 5,009.60		\$ 5,009.60	55%	\$ 2,755.28
2012 Mar	\$ 5,009.60	3.6%+	\$ 5,189.95	55%	\$ 2,854.47
2013 Jan	\$ 5,189.95		\$ 5,189.95	55%	\$ 2,854.47
2013 Mar	\$ 5,189.95	4.1%+	\$ 5,402.74	55%	\$ 2,971.51
2014 Jan	\$ 5,402.74		\$ 5,402.74	55%	\$ 2,971.51
2014 Mar	\$ 5,402.74	7.5%+	\$ 5,807.94	55%	\$ 3,194.37
2015 Jan	\$ 5,807.94		\$ 5,807.94	70%	\$ 4,065.56
2015 Mar	\$ 5,807.94	2.6%+	\$ 5,958.94	70%	\$ 4,171.26
2016 Jan	\$ 5,958.94		\$ 5,958.94	85%	\$ 5,065.10
2016 Mar	\$ 5,958.94	1.7%+	\$ 6,060.25	85%	\$ 5,151.21
2016 Aug	\$ 5,151.21		\$ 5,151.21	100%	\$ 5,151.21
2017 Mar	\$ 5,151.21	0.2%-	\$ 5,140.91	100%	\$ 5,140.91
2018 Mar	\$ 5,140.91	8.4%+	\$ 5,572.74	100%	\$ 5,572.74
2019 Mar	\$ 5,572.74	4.7%+	\$ 5,834.66	100%	\$ 5,834.66
2020 Mar	\$ 5,834.66	0.0%	\$ 5,834.66	100%	\$ 5,834.66
2021 Mar	\$ 5,834.66	7.3%+	\$ 6,260.59	100%	\$ 6,260.59
2022 Mar	\$ 6,260.59	14.1%+	\$ 7,143.34	100%	\$ 7,143.34
2023 Mar	\$ 7,143.34	4.5%+	\$ 7,464.79	100%	\$ 7,464.79

Transportation impact fees were not collected until July 2005. In January 2010 Ord 1476 was passed setting the transportation impact fee to \$5000 per new PM peak hour trip with a phase in schedule starting at 50% of the base rate. The phase in schedule was subsequently amended in November of 2011 under Ord 1524, again in November 2012 under Ord 1553, and again in December 2013 under Ord 1588. The increase was implemented in steps, beginning at 50% through 2011 and increased per the above schedule until 2016. In August 2017, Ord 1659 was passed setting the base rate at \$5,151.21 with no scheduled future changes other than annual index adjustments.

Transportation impact fees are adjusted annually based on the construction cost index for the Seattle area as reported in the March issue of the Engineering News Record.

ENR builds the index using: 200 hours of common labor at the 20-city average of common labor rates, plus 25 cwt of standard structural steel shapes at the mill price prior to 1996 and the fabricated 20-city price from 1996, plus 1.128 tons of portland cement at the 20-city price, plus 1,088 board-ft of 2x4 lumber at the 20-city price.

* Refer to TIF Rate Study and Fee Schedule for calculated fees.