

Exhibit A-3 Alternative Fee Schedule No. 3

Development Impact Fees (Effective 9/2/2012) 30%

| <i>Land Use</i> | Law Enforcement Facilities | Fire Suppression Facilities | Circulation System (Streets, Signals, Bridges) | Public Library Facilities | Park Land/Open Space & Facilities (No Tract Map) |
|---|----------------------------|-----------------------------|--|---------------------------|--|
| Detached Dwelling Units (per Unit) | \$119 | \$277 | \$1,800 | \$1,091 | \$6,802 |
| Attached Dwelling Units (per Unit) | \$245 | \$115 | \$1,238 | \$519 | \$4,632 |
| Mobile Home Dwelling Units (per Unit) | \$111 | \$475 | \$940 | \$479 | \$3,351 |
| Hotel/Motel Lodging Units (per Unit) | No Fee | No Fee | \$172/trip | \$0.04/SF | \$0.23/SF |
| Resort Lodging Units (per Unit) | No Fee | No Fee | \$172/trip | \$0.04/SF | \$0.23/SF |
| Commercial/Office Uses (per sq. ft.) | \$0.312 | \$0.099 | \$4.175 | No Fee | \$0.447 |
| Industrial/Manufacturing Uses (per sq. ft.) | \$0.133 | \$0.009 | \$1.279 | No Fee | \$0.393 |

Development Impact Fees (Effective 9/2/2013) 60%

| <i>Land Use</i> | Law Enforcement Facilities | Fire Suppression Facilities | Circulation System (Streets, Signals, Bridges) | Public Library Facilities | Park Land/Open Space & Facilities (No Tract Map) |
|---|----------------------------|-----------------------------|--|---------------------------|--|
| Detached Dwelling Units (per Unit) | \$238 | \$553 | \$2,092 | \$1,126 | \$11,540 |
| Attached Dwelling Units (per Unit) | \$489 | \$229 | \$1,417 | \$686 | \$8,576 |
| Mobile Home Dwelling Units (per Unit) | \$221 | \$950 | \$1,094 | \$588 | \$6,701 |
| Hotel/Motel Lodging Units (per Unit) | No Fee | No Fee | \$172/trip | \$0.04/SF | \$0.23/SF |
| Resort Lodging Units (per Unit) | No Fee | No Fee | \$172/trip | \$0.04/SF | \$0.23/SF |
| Commercial/Office Uses (per sq. ft.) | \$0.625 | \$0.197 | \$4.175 | No Fee | \$0.664 |
| Industrial/Manufacturing Uses (per sq. ft.) | \$0.266 | \$0.018 | \$1.498 | No Fee | \$0.555 |

Development Impact Fees (Effective 9/2/2014) 90%

| <i>Land Use</i> | Law Enforcement Facilities | Fire Suppression Facilities | Circulation System (Streets, Signals, Bridges) | Public Library Facilities | Park Land/Open Space & Facilities (No Tract Map) |
|---|----------------------------|-----------------------------|--|---------------------------|--|
| Detached Dwelling Units (per Unit) | \$356 | \$830 | \$2,385 | \$1,160 | \$16,278 |
| Attached Dwelling Units (per Unit) | \$734 | \$344 | \$1,597 | \$852 | \$12,520 |
| Mobile Home Dwelling Units (per Unit) | \$332 | \$1,425 | \$1,248 | \$697 | \$10,052 |
| Hotel/Motel Lodging Units (per Unit) | No Fee | No Fee | \$172/trip | \$0.04/SF | \$0.23/SF |
| Resort Lodging Units (per Unit) | No Fee | No Fee | \$172/trip | \$0.04/SF | \$0.23/SF |
| Commercial/Office Uses (per sq. ft.) | \$0.937 | \$0.296 | \$4.175 | No Fee | \$0.882 |
| Industrial/Manufacturing Uses (per sq. ft.) | \$0.399 | \$0.027 | \$1.716 | No Fee | \$0.718 |

Exhibit A-3 Alternative Fee Schedule No. 3

Schedule of Rates for Traffic Impact Fees (Effective 9/2/2012)

| Land Use | Adjusted Trip Ends | Average Distance | Trip-end to Trip | Additional Trip Miles | Cost per Trip Mile | Recommended Cost per 1000 sq. ft, dwelling unit or other unit (90% of original) | 30% Increase Scenario Cost per 1000 sq. ft, dwelling unit or other unit |
|--|--------------------|------------------|------------------|-----------------------|--------------------|---|---|
| RESIDENTIAL LAND USES (per Unit) | | | | | | | |
| Detached Dwelling Unit | 8.76 | 7.9 | 0.5 | 34.6 | \$ 50.22 | \$ 1,737.61 /Unit | \$ 1,722.55 /Unit |
| Apartment | 6.15 | 7.9 | 0.5 | 24.3 | \$ 50.22 | \$ 1,220.35 /Unit | \$ 1,209.50 /Unit |
| Condominium/Townhouse | 5.36 | 7.9 | 0.5 | 21.2 | \$ 50.22 | \$ 1,064.66 /Unit | \$ 1,054.55 /Unit |
| Mobile Home Dwelling | 4.57 | 7.9 | 0.5 | 18.1 | \$ 50.22 | \$ 908.98 /Unit | \$ 899.59 /Unit |
| RESORT/TOURIST (per Unit or Entry Door) | | | | | | | |
| Hotel | 6.29 | 7.6 | 0.5 | 23.9 | \$ 64.34 | \$ 1,537.73 /Room | \$ 1,218.63 /Room |
| All Suites Hotel | 3.77 | 7.6 | 0.5 | 14.3 | \$ 64.34 | \$ 920.06 /Room | \$ 729.93 /Room |
| Motel | 4.34 | 7.6 | 0.5 | 16.5 | \$ 64.34 | \$ 1,061.61 /Room | \$ 841.02 /Room |
| INDUSTRIAL (per 1,000 SF) | | | | | | | |
| General Light Industrial | 6.17 | 9.0 | 0.5 | 27.8 | \$ 64.34 | \$ 1,788.65 /1,000 sf | \$ 1,279.46 /1,000 sf |
| Heavy Industrial | 5.97 | 9.0 | 0.5 | 26.9 | \$ 64.34 | \$ 1,730.75 /1,000 sf | \$ 1,238.01 /1,000 sf |
| Manufacturing | 2.73 | 9.0 | 0.5 | 12.3 | \$ 64.34 | \$ 791.38 /1,000 sf | \$ 566.11 /1,000 sf |
| Warehousing | 4.39 | 9.0 | 0.5 | 19.8 | \$ 64.34 | \$ 1,273.93 /1,000 sf | \$ 910.74 /1,000 sf |
| COMMERCIAL (per 1,000 SF) | | | | | | | |
| Office Park | 7.42 | 8.8 | 0.5 | 32.6 | \$ 64.34 | \$ 2,097.48 /1,000 sf | \$ 1,522.61 /1,000 sf |
| Research Park | 5.01 | 8.8 | 0.5 | 22.0 | \$ 64.34 | \$ 1,415.48 /1,000 sf | \$ 1,027.85 /1,000 sf |
| Business Park | 9.34 | 8.8 | 0.5 | 41.1 | \$ 64.34 | \$ 2,644.37 /1,000 sf | \$ 1,917.85 /1,000 sf |
| Bldg. Materials/Lumber Store | 29.35 | 4.3 | 0.5 | 63.1 | \$ 64.34 | \$ 4,059.85 /1,000 sf | \$ 4,059.85 /1,000 sf |
| Garden Center | 23.45 | 4.3 | 0.5 | 50.4 | \$ 64.34 | \$ 3,242.74 /1,000 sf | \$ 3,242.74 /1,000 sf |
| Movie Theater | 2.47 | 4.3 | 0.5 | 5.3 | \$ 64.34 | \$ 341.00 /1,000 sf | \$ 341.00 /1,000 sf |
| Church | 5.92 | 4.3 | 0.5 | 12.7 | \$ 64.34 | \$ 817.12 /1,000 sf | \$ 817.12 /1,000 sf |
| Medical-Dental Office | 22.21 | 8.8 | 0.5 | 97.7 | \$ 64.34 | \$ 6,286.02 /1,000 sf | \$ 4,559.89 /1,000 sf |
| General Office Building | 7.16 | 8.8 | 0.5 | 31.5 | \$ 64.34 | \$ 2,026.71 /1,000 sf | \$ 1,470.08 /1,000 sf |
| Shopping Center | 30.2 | 4.3 | 0.5 | 64.9 | \$ 64.34 | \$ 4,175.67 /1,000 sf | \$ 4,175.67 /1,000 sf |
| Hospital | 11.42 | 4.3 | 0.5 | 24.6 | \$ 64.34 | \$ 1,582.76 /1,000 sf | \$ 1,582.76 /1,000 sf |
| Discount Center | 62.93 | 4.3 | 0.5 | 135.3 | \$ 64.34 | \$ 8,705.20 /1,000 sf | \$ 8,705.20 /1,000 sf |
| High-Turnover Restaurant | 8.9 | 4.3 | 0.5 | 19.1 | \$ 64.34 | \$ 1,228.89 /1,000 sf | \$ 1,228.89 /1,000 sf |
| Convenience Market | 43.57 | 4.3 | 0.5 | 93.7 | \$ 64.34 | \$ 6,028.66 /1,000 sf | \$ 6,028.66 /1,000 sf |
| Office Park | 13.97 | 4.3 | 0.5 | 30.0 | \$ 64.34 | \$ 1,930.20 /1,000 sf | \$ 1,930.20 /1,000 sf |
| OTHER (as noted) | | | | | | | |
| Cemetery | 3.07 | 4.3 | 0.5 | 6.6 | \$ 64.34 | \$ 424.64 /Acre | \$ 424.64 /Acre |
| Service Station/Market (avg) | 107.69 | 4.3 | 0.5 | 231.5 | \$ 64.34 | \$ 14,894.71 /Fuel Position | \$ 14,894.71 /Fuel Position |
| Service Station w/Car Wash | 99.35 | 4.3 | 0.5 | 213.6 | \$ 64.34 | \$ 13,743.02 /Fuel Position | \$ 13,743.02 /Fuel Position |

Exhibit A-3 Alternative Fee Schedule No. 3

Schedule of Rates for Traffic Impact Fees (Effective 9/2/2013)

| Land Use | Adjusted Trip Ends | Average Distance | Trip-end to Trip | Additional Trip Miles | Cost per Trip Mile | Recommended Cost per 1000 sq. ft, dwelling unit or other unit (90% of original) | | 60% Increase Scenario Cost per 1000 sq. ft, dwelling unit or other unit | |
|--|--------------------|------------------|------------------|-----------------------|--------------------|---|----------------|---|----------------|
| RESIDENTIAL LAND USES (per Unit) | | | | | | | | | |
| Detached Dwelling Unit | 8.76 | 7.9 | 0.5 | 34.6 | \$ 57.39 | \$ 1,985.69 | /Unit | \$ 1,938.39 | /Unit |
| Apartment | 6.15 | 7.9 | 0.5 | 24.3 | \$ 57.39 | \$ 1,394.58 | /Unit | \$ 1,361.20 | /Unit |
| Condominium/Townhouse | 5.36 | 7.9 | 0.5 | 21.2 | \$ 57.39 | \$ 1,216.67 | /Unit | \$ 1,187.17 | /Unit |
| Mobile Home Dwelling | 4.57 | 7.9 | 0.5 | 18.1 | \$ 57.39 | \$ 1,038.76 | /Unit | \$ 1,013.15 | /Unit |
| RESORT/TOURIST (per Unit or Entry Door) | | | | | | | | | |
| Hotel | 6.29 | 7.6 | 0.5 | 23.9 | \$ 64.34 | \$ 1,537.73 | /Room | \$ 1,355.39 | /Room |
| All Suites Hotel | 3.77 | 7.6 | 0.5 | 14.3 | \$ 64.34 | \$ 920.06 | /Room | \$ 811.41 | /Room |
| Motel | 4.34 | 7.6 | 0.5 | 16.5 | \$ 64.34 | \$ 1,061.61 | /Room | \$ 935.56 | /Room |
| INDUSTRIAL (per 1,000 SF) | | | | | | | | | |
| General Light Industrial | 6.17 | 9.0 | 0.5 | 27.8 | \$ 64.34 | \$ 1,788.65 | /1,000 sf | \$ 1,497.69 | /1,000 sf |
| Heavy Industrial | 5.97 | 9.0 | 0.5 | 26.9 | \$ 64.34 | \$ 1,730.75 | /1,000 sf | \$ 1,449.18 | /1,000 sf |
| Manufacturing | 2.73 | 9.0 | 0.5 | 12.3 | \$ 64.34 | \$ 791.38 | /1,000 sf | \$ 662.65 | /1,000 sf |
| Warehousing | 4.39 | 9.0 | 0.5 | 19.8 | \$ 64.34 | \$ 1,273.93 | /1,000 sf | \$ 1,066.39 | /1,000 sf |
| COMMERCIAL (per 1,000 SF) | | | | | | | | | |
| Office Park | 7.42 | 8.8 | 0.5 | 32.6 | \$ 64.34 | \$ 2,097.48 | /1,000 sf | \$ 1,768.99 | /1,000 sf |
| Research Park | 5.01 | 8.8 | 0.5 | 22.0 | \$ 64.34 | \$ 1,415.48 | /1,000 sf | \$ 1,193.98 | /1,000 sf |
| Business Park | 9.34 | 8.8 | 0.5 | 41.1 | \$ 64.34 | \$ 2,644.37 | /1,000 sf | \$ 2,229.22 | /1,000 sf |
| Bldg. Materials/Lumber Store | 29.35 | 4.3 | 0.5 | 63.1 | \$ 64.34 | \$ 4,059.85 | /1,000 sf | \$ 4,059.85 | /1,000 sf |
| Garden Center | 23.45 | 4.3 | 0.5 | 50.4 | \$ 64.34 | \$ 3,242.74 | /1,000 sf | \$ 3,242.74 | /1,000 sf |
| Movie Theater | 2.47 | 4.3 | 0.5 | 5.3 | \$ 64.34 | \$ 341.00 | /1,000 sf | \$ 341.00 | /1,000 sf |
| Church | 5.92 | 4.3 | 0.5 | 12.7 | \$ 64.34 | \$ 817.12 | /1,000 sf | \$ 817.12 | /1,000 sf |
| Medical-Dental Office | 22.21 | 8.8 | 0.5 | 97.7 | \$ 64.34 | \$ 6,286.02 | /1,000 sf | \$ 5,299.66 | /1,000 sf |
| General Office Building | 7.16 | 8.8 | 0.5 | 31.5 | \$ 64.34 | \$ 2,026.71 | /1,000 sf | \$ 1,708.63 | /1,000 sf |
| Shopping Center | 30.2 | 4.3 | 0.5 | 64.9 | \$ 64.34 | \$ 4,175.67 | /1,000 sf | \$ 4,175.67 | /1,000 sf |
| Hospital | 11.42 | 4.3 | 0.5 | 24.6 | \$ 64.34 | \$ 1,582.76 | /1,000 sf | \$ 1,582.76 | /1,000 sf |
| Discount Center | 62.93 | 4.3 | 0.5 | 135.3 | \$ 64.34 | \$ 8,705.20 | /1,000 sf | \$ 8,705.20 | /1,000 sf |
| High-Turnover Restaurant | 8.9 | 4.3 | 0.5 | 19.1 | \$ 64.34 | \$ 1,228.89 | /1,000 sf | \$ 1,228.89 | /1,000 sf |
| Convenience Market | 43.57 | 4.3 | 0.5 | 93.7 | \$ 64.34 | \$ 6,028.66 | /1,000 sf | \$ 6,028.66 | /1,000 sf |
| Office Park | 13.97 | 4.3 | 0.5 | 30.0 | \$ 64.34 | \$ 1,930.20 | /1,000 sf | \$ 1,930.20 | /1,000 sf |
| OTHER (as noted) | | | | | | | | | |
| Cemetery | 3.07 | 4.3 | 0.5 | 6.6 | \$ 64.34 | \$ 424.64 | /Acre | \$ 424.64 | /Acre |
| Service Station/Market (avg) | 107.69 | 4.3 | 0.5 | 231.5 | \$ 64.34 | \$ 14,894.71 | /Fuel Position | \$ 14,894.71 | /Fuel Position |
| Service Station w/Car Wash | 99.35 | 4.3 | 0.5 | 213.6 | \$ 64.34 | \$ 13,743.02 | /Fuel Position | \$ 13,743.02 | /Fuel Position |

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| Land Use | Adjusted Trip Ends | Average Distance | Trip-end to Trip | Additional Trip Miles | Cost per Trip Mile | Recommended Cost per 1000 sq. ft, dwelling unit or other unit (90% of original) | |
|--|--------------------|------------------|------------------|-----------------------|--------------------|---|----------------|
| RESIDENTIAL LAND USES (per Unit) | | | | | | | |
| Detached Dwelling Unit | 8.76 | 7.9 | 0.5 | 34.6 | \$ 64.34 | \$ 2,226.16 | /Unit |
| Apartment | 6.15 | 7.9 | 0.5 | 24.3 | \$ 64.34 | \$ 1,563.46 | /Unit |
| Condominium/Townhouse | 5.36 | 7.9 | 0.5 | 21.2 | \$ 64.34 | \$ 1,364.01 | /Unit |
| Mobile Home Dwelling | 4.57 | 7.9 | 0.5 | 18.1 | \$ 64.34 | \$ 1,164.55 | /Unit |
| RESORT/TOURIST (per Unit or Entry Door) | | | | | | | |
| Hotel | 6.29 | 7.6 | 0.5 | 23.9 | \$ 64.34 | \$ 1,537.73 | /Room |
| All Suites Hotel | 3.77 | 7.6 | 0.5 | 14.3 | \$ 64.34 | \$ 920.06 | /Room |
| Motel | 4.34 | 7.6 | 0.5 | 16.5 | \$ 64.34 | \$ 1,061.61 | /Room |
| INDUSTRIAL (per 1,000 SF) | | | | | | | |
| General Light Industrial | 6.17 | 9.0 | 0.5 | 27.8 | \$ 64.34 | \$ 1,788.65 | /1,000 sf |
| Heavy Industrial | 5.97 | 9.0 | 0.5 | 26.9 | \$ 64.34 | \$ 1,730.75 | /1,000 sf |
| Manufacturing | 2.73 | 9.0 | 0.5 | 12.3 | \$ 64.34 | \$ 791.38 | /1,000 sf |
| Warehousing | 4.39 | 9.0 | 0.5 | 19.8 | \$ 64.34 | \$ 1,273.93 | /1,000 sf |
| COMMERCIAL (per 1,000 SF) | | | | | | | |
| Office Park | 7.42 | 8.8 | 0.5 | 32.6 | \$ 64.34 | \$ 2,097.48 | /1,000 sf |
| Research Park | 5.01 | 8.8 | 0.5 | 22.0 | \$ 64.34 | \$ 1,415.48 | /1,000 sf |
| Business Park | 9.34 | 8.8 | 0.5 | 41.1 | \$ 64.34 | \$ 2,644.37 | /1,000 sf |
| Bldg. Materials/Lumber Store | 29.35 | 4.3 | 0.5 | 63.1 | \$ 64.34 | \$ 4,059.85 | /1,000 sf |
| Garden Center | 23.45 | 4.3 | 0.5 | 50.4 | \$ 64.34 | \$ 3,242.74 | /1,000 sf |
| Movie Theater | 2.47 | 4.3 | 0.5 | 5.3 | \$ 64.34 | \$ 341.00 | /1,000 sf |
| Church | 5.92 | 4.3 | 0.5 | 12.7 | \$ 64.34 | \$ 817.12 | /1,000 sf |
| Medical-Dental Office | 22.21 | 8.8 | 0.5 | 97.7 | \$ 64.34 | \$ 6,286.02 | /1,000 sf |
| General Office Building | 7.16 | 8.8 | 0.5 | 31.5 | \$ 64.34 | \$ 2,026.71 | /1,000 sf |
| Shopping Center | 30.2 | 4.3 | 0.5 | 64.9 | \$ 64.34 | \$ 4,175.67 | /1,000 sf |
| Hospital | 11.42 | 4.3 | 0.5 | 24.6 | \$ 64.34 | \$ 1,582.76 | /1,000 sf |
| Discount Center | 62.93 | 4.3 | 0.5 | 135.3 | \$ 64.34 | \$ 8,705.20 | /1,000 sf |
| High-Turnover Restaurant | 8.9 | 4.3 | 0.5 | 19.1 | \$ 64.34 | \$ 1,228.89 | /1,000 sf |
| Convenience Market | 43.57 | 4.3 | 0.5 | 93.7 | \$ 64.34 | \$ 6,028.66 | /1,000 sf |
| Office Park | 13.97 | 4.3 | 0.5 | 30.0 | \$ 64.34 | \$ 1,930.20 | /1,000 sf |
| OTHER (as noted) | | | | | | | |
| Cemetery | 3.07 | 4.3 | 0.5 | 6.6 | \$ 64.34 | \$ 424.64 | /Acre |
| Service Station/Market (avg) | 107.69 | 4.3 | 0.5 | 231.5 | \$ 64.34 | \$ 14,894.71 | /Fuel Position |
| Service Station w/Car Wash | 99.35 | 4.3 | 0.5 | 213.6 | \$ 64.34 | \$ 13,743.02 | /Fuel Position |