Local Improvement District Road & Improvement District Workshop
Kennewick October 20, 2009

- Zone & Termini
  - Application – Street Paving
  - Assessments

- Modified Zone & Termini
  - Application – Conversion of Overhead Utilities
  - Assessments
  - Application – Alley Paving
  - Assessments
Local Improvement District
Zone & Termini Application

- **CORPUZ A.U.F. Calculation**
  - ZONE 1 -- 30 X (78.07+78.242)/2 X .015 = 35.1702
  - ZONE 2 -- 30 X (78.242+78.415)/2 X .008333 = 19.58134
  - ZONE 3 -- 20 X (78.415+78.53)/2 X .006666 = 10.46195
  - TOTAL A.U.F. = 65.213

- **MATTHAEI A.U.F. Calculation**
  - ZONE 3 -- 10 X (78.53+78.575)/2 X .006666 = 5.23673
  - ZONE 4 -- 30 X (78.57+78.76)/2 X .003333 = 7.86659
  - TOTAL A.U.F. = 13.103

- **PRIVETTA A.U.F. Calculation**
  - ZONE 1 -- 30 X 75 X .015 = 33.75
  - ZONE 2 -- 30 X 75 X .008333 = 18.74925
  - ZONE 3 -- 30 X 75 X .006666 = 14.9985
  - ZONE 4 -- 30 X 75 X .003333 = 7.49925
  - TOTAL A.U.F. = 74.997
  - OR 75 X .99996 = 74.997

- **STONE A.U.F. Calculation**
  - ZONE 1 -- 30 X (102.61+102.4375)/2 X .015 = 46.13569
  - ZONE 2 -- 47.5 – 30 = 17.5 X (102.4375+102.33688)/2 X .008333 = 14.91829
  - TOTAL A.U.F. = 61.066

- **ODENTHAL A.U.F. Calculation**
  - ZONE 2 -- 60 - 47.5 = 12.5 X (102.33688+102.265)/2 X .008333 = 14.91829
  - ZONE 3 -- (47.5 - 39) – 60 = 26.5 X (102.265+102.11263)/2 X .006666 = 18.05155
  - TOTAL A.U.F. = 32.969

- **HOPKIN A.U.F. Calculation**
  - ZONE 3 -- 90 - (47.5+39) = 3.5 X (102.11263+102.0925)/2 X .006666 = 2.38215
  - ZONE 4 -- 30 X (102.0925+101.92)/2 X .003333 = 10.1996
  - TOTAL A.U.F. = 12.581

- **PETEYSON A.U.F. Calculation**
  - 75 X .99996 = 74.997
Local Improvement District
Zone & Termini Application

- TOTAL A.U.F. = 334.926
- TOTAL ESTIMATED STREET PAVING COST = $150,000
- RATE PER A.U.F. = $150,000/334.926 = $447.86

CORPUZ Assessment Calculation
TOTAL A.U.F. = 65.213
TOTAL ESTIMATED ASSESSMENT = 65.213 X $447.86 = $29,206.30

MATTHAEI Assessment Calculation
TOTAL A.U.F. = 13.103
TOTAL ESTIMATED ASSESSMENT = 13.103 X $447.86 = $5,868.31

PRIVETTA Assessment Calculation
TOTAL A.U.F. = 74.997
OR 75 X .99996 = 74.997
TOTAL ESTIMATED ASSESSMENT = 74.997 X $447.86 = $33,588.16

STONE Assessment Calculation
TOTAL A.U.F. = 61.066
TOTAL ESTIMATED ASSESSMENT = 61.066 X $447.86 = $27,349.03

ODENTHAL Assessment Calculation
TOTAL A.U.F. = 32.969
TOTAL ESTIMATED ASSESSMENT = 32.969 X $447.86 = $14,765.50

HOPKIN Assessment Calculation
TOTAL A.U.F. = 12.581
TOTAL ESTIMATED ASSESSMENT = 12.581 X $447.86 = $5,634.53

PETERSON Assessment Calculation
75 X .99996 = 74.997
TOTAL ESTIMATED ASSESSMENT = 65.213 X $447.86 = $29,206.30
Local Improvement District
Modified Zone & Termini Application

CONVERSION OF OVERHEAD UTILITIES TO UNDERGROUND

- CORPUZ A.U.F. Calculation (Neighborhood Improvement)
  - TOTAL A.U.F. = 65.213 X .375 = 24.454

- MATTHAEI A.U.F. Calculation (Neighborhood Improvement)
  - TOTAL A.U.F. = 13.103 X .375 = 4.913

- PRIVETTA A.U.F. Calculation (Neighborhood Improvement)
  - TOTAL A.U.F. = 74.997 X .375 = 28.123

- STONE A.U.F. Calculation (View & Neighborhood Improvement)
  - TOTAL A.U.F. = 61.066 X 1 = 61.066

- ODENTHAL A.U.F. Calculation (View Improvement)
  - TOTAL A.U.F. = 32.969 X .625 = 20.605

- HOPKIN A.U.F. Calculation (View Improvement)
  - TOTAL A.U.F. = 12.581 X .625 = 7.863

- PETERSON A.U.F. Calculation (View & Neighborhood Improvement)
  - TOTAL A.U.F. = 74.997 X 1 = 74.997
CONVERSION OF OVERHEAD UTILITIES TO UNDERGROUND

ESTIMATED TOTAL COST = $150,000.00
TOTAL A.U.F. = 222.021
RATE / A.U.F. $675.61

CORPUZ Assessment (Neighborhood Improvement)
- TOTAL A.U.F. = 65.213 X .375 = 24.454
- TOTAL ESTIMATED ASSESSMENT = 24.454 X $675.61 = $16,521.37

MATTHAEI Assessment (Neighborhood Improvement)
- TOTAL A.U.F. = 13.103 X .375 = 4.913
- TOTAL ESTIMATED ASSESSMENT = 24.454 X $675.61 = $16,521.37

PRIVETTA Assessment (Neighborhood Improvement)
- TOTAL A.U.F. = 74.997 X .375 = 28.123
- TOTAL ESTIMATED ASSESSMENT = 28.123 X $675.61 = $19,000.18

STONE Assessment (View & Neighborhood Improvement)
- TOTAL A.U.F. = 61.066 X 1 = 61.066
- TOTAL ESTIMATED ASSESSMENT = 61.066 X $675.61 = $41,256.80

ODENTHAL Assessment (View Improvement)
- TOTAL A.U.F. = 32.969 X .625 = 20.605
- TOTAL ESTIMATED ASSESSMENT = 20.605 X $675.61 = $13,920.94

HOPKIN Assessment (View Improvement)
- TOTAL A.U.F. = 12.581 X .625 = 7.863
- TOTAL ESTIMATED ASSESSMENT = 7.863 X $675.61 = $5,312.32

PETERSON Assessment (View & Neighborhood Improvement)
- TOTAL A.U.F. = 74.997 X 1 = 74.997
- TOTAL ESTIMATED ASSESSMENT = 74.997 X $675.61 = $50,668.72

CONVERSION OF OVERHEAD UTILITIES TO UNDERGROUND

ESTIMATED TOTAL COST = $150,000.00
TOTAL A.U.F. = 222.021
RATE / A.U.F. $675.61

CORPUZ Assessment (Neighborhood Improvement)
- TOTAL A.U.F. = 65.213 X .375 = 24.454
- TOTAL ESTIMATED ASSESSMENT = 24.454 X $675.61 = $16,521.37

MATTHAEI Assessment (Neighborhood Improvement)
- TOTAL A.U.F. = 13.103 X .375 = 4.913
- TOTAL ESTIMATED ASSESSMENT = 24.454 X $675.61 = $16,521.37

PRIVETTA Assessment (Neighborhood Improvement)
- TOTAL A.U.F. = 74.997 X .375 = 28.123
- TOTAL ESTIMATED ASSESSMENT = 28.123 X $675.61 = $19,000.18

STONE Assessment (View & Neighborhood Improvement)
- TOTAL A.U.F. = 61.066 X 1 = 61.066
- TOTAL ESTIMATED ASSESSMENT = 61.066 X $675.61 = $41,256.80

ODENTHAL Assessment (View Improvement)
- TOTAL A.U.F. = 32.969 X .625 = 20.605
- TOTAL ESTIMATED ASSESSMENT = 20.605 X $675.61 = $13,920.94

HOPKIN Assessment (View Improvement)
- TOTAL A.U.F. = 12.581 X .625 = 7.863
- TOTAL ESTIMATED ASSESSMENT = 7.863 X $675.61 = $5,312.32

PETERSON Assessment (View & Neighborhood Improvement)
- TOTAL A.U.F. = 74.997 X 1 = 74.997
- TOTAL ESTIMATED ASSESSMENT = 74.997 X $675.61 = $50,668.72

CORPUZ Assessment (Neighborhood Improvement)
- TOTAL A.U.F. = 65.213 X .375 = 24.454
- TOTAL ESTIMATED ASSESSMENT = 24.454 X $675.61 = $16,521.37

MATTHAEI Assessment (Neighborhood Improvement)
- TOTAL A.U.F. = 13.103 X .375 = 4.913
- TOTAL ESTIMATED ASSESSMENT = 24.454 X $675.61 = $16,521.37

PRIVETTA Assessment (Neighborhood Improvement)
- TOTAL A.U.F. = 74.997 X .375 = 28.123
- TOTAL ESTIMATED ASSESSMENT = 28.123 X $675.61 = $19,000.18

STONE Assessment (View & Neighborhood Improvement)
- TOTAL A.U.F. = 61.066 X 1 = 61.066
- TOTAL ESTIMATED ASSESSMENT = 61.066 X $675.61 = $41,256.80

ODENTHAL Assessment (View Improvement)
- TOTAL A.U.F. = 32.969 X .625 = 20.605
- TOTAL ESTIMATED ASSESSMENT = 20.605 X $675.61 = $13,920.94

HOPKIN Assessment (View Improvement)
- TOTAL A.U.F. = 12.581 X .625 = 7.863
- TOTAL ESTIMATED ASSESSMENT = 7.863 X $675.61 = $5,312.32

PETERSON Assessment (View & Neighborhood Improvement)
- TOTAL A.U.F. = 74.997 X 1 = 74.997
- TOTAL ESTIMATED ASSESSMENT = 74.997 X $675.61 = $50,668.72
Local Improvement District
Modified Zone & Termini Application

- **CORPUZ A.U.F.**
  - TOTAL A.U.F. = 65.213

- **PRIVETTA A.U.F.**
  - TOTAL A.U.F. = 74.997

- **STONE A.U.F.**
  - TOTAL A.U.F. = 61.066

- **PETERSON A.U.F.**
  - TOTAL A.U.F. = 74.997
Local Improvement District
Modified Zone & Termini Application

- **ALLEY PAVING**
  - ESTIMATED TOTAL COST = $150,000.00
  - TOTAL A.U.F. = 276.273
  - RATE / A.U.F. $542.94

- **CORPUZ Assessment**
  - TOTAL A.U.F. = 65.213
  - TOTAL ESTIMATED ASSESSMENT = 65.213 X $542.94 = $35,406.75

- **PRIVETTA Assessment**
  - TOTAL A.U.F. = 74.997
  - TOTAL ESTIMATED ASSESSMENT = 74.997 X $542.94 = $40,718.87

- **STONE Assessment**
  - TOTAL A.U.F. = 61.066
  - TOTAL ESTIMATED ASSESSMENT = 61.066 X $542.94 = $33,155.17

- **PETERSON Assessment**
  - TOTAL A.U.F. = 74.997
  - TOTAL ESTIMATED ASSESSMENT = 74.997 X $542.94 = $40,718.87

- **ALLEY PAVING**
  - ESTIMATED TOTAL COST = $150,000.00

- **TOTAL A.U.F. = 276.273**
- **RATE / A.U.F. $542.94**

- **ESTIMATED TOTAL COST = $150,000.00**
Local Improvement District Zone & Termini Application

- One application
  - Different Outcomes
- Flexible
- Should validate assumptions by an M.A.I. Appraiser
Questions?