

Appendix 6
Fiscal Impact Analysis Worksheets

APPENDIX D

STEP BY STEP WORKSHEET

(NOTE: The letters refer to the item as listed on the municipal and school, and project worksheets.)

Steps 1 and 2:

Fill out municipal and school district worksheets.

Step 3A:

$$\frac{H}{I} = \text{average local nonresidential real property value}$$

\$ 927,026

$$\frac{F}{G} = \text{average local real property value}$$

\$ 199,743

$$\frac{\frac{H}{I}}{\frac{F}{G}} = \text{Ratio of nonresidential to average real value}$$

4.64

Step 3B:

$$D \times \frac{H}{F} \times \text{Refinement Coefficient (Appendix "C")} = \text{Municipal Expenditures Assigned to Nonresidential Sector}$$

\$ 25,124,052

Step 4:

D - Step 3B = Municipal Expenditures Assigned
to Residential Sector

\$ 19,400,203

Municipal Expenditures Assigned
to Residential Sector
A

= Per Capita Municipal
Expenditures

\$ 254.00

Step 5:

Number of Units
by Type in
Matrix "N"

X

Appropriate Demographic
Multiplier
~~(Appendix B)~~

663 Homes Total

Study Area Specific - CDRPC

<u>Housing Type</u>	<u>No. of Persons</u>	<u>No. of School Children</u>
Single Family	<u>1,697</u>	<u>472</u>
Garden Apartments	_____	_____
Townhouses	_____	_____
High Rise	_____	_____
Mobile Homes	_____	_____
Duplex, Triplex, Quadplex	_____	_____
TOTAL	<u>1,697</u>	<u>472</u>

NOTE: South Colonie School District

538 Homes 1,377 People 383 School Children

Mo

125 Homes 320 People 89 School Children

Step 8:

Step 6 + Step 7B = Total Municipal Costs Associated with
(Municipal Only) Incoming Project Proposal
\$ 546,605

Percentage distribution by function based on existing distribution (D):

<u>CATEGORY</u>	<u>AMOUNT</u>	<u>PERCENT OF TOTAL</u>
Municipal:		
- General Government	<u>\$ 166,168</u>	<u>30.4%</u>
- Public Safety	<u>118,613</u>	<u>21.7</u>
- Health	<u>24,597</u>	<u>4.5</u>
- Transportation	<u>66,139</u>	<u>12.1</u>
- Utilities (All Special Districts)	<u>-----</u>	<u>-----</u>
- Recreation & Culture	<u>75,978</u>	<u>13.9</u>
- Economic Assistance	<u>6,014</u>	<u>1.1</u>
- Other Home and Community Services	<u>45,368</u>	<u>8.3</u>
- Debt Service	<u>43,728</u>	<u>8.0</u>
TOTAL	<u>\$ 546,605</u>	<u>100 %</u>
School: South Colonie		
- Operating	<u>\$ 3,037,733</u>	<u>96.6%</u>
- Debt Service	<u>106,918</u>	<u>3.4</u>
TOTAL	<u>\$ 3,144,651</u>	<u>100 %</u>
Mohonasen		
- Operating	<u>625,409</u>	<u>94.6</u>
- Debt	<u>35,700</u>	<u>5.4</u>
TOTAL:	<u>661,109</u>	<u>100%</u>

Step 9:

Municipal Property
Tax Revenue:

[M1 X K1 - Special Exemptions] + [M2 X K1 - Special Exemptions]

School Property
Tax Revenue:

[M1 X K2 - Special Exemptions] + [M2 X K2 - Special Exemptions]

Sales Tax:

Contact County Auditor for distribution formula.

User Charges:

Contact Utility(ies) for billing methodologies.

Licenses and
Permit Revenue:

Step 5 X $\frac{\text{Previous Year's Revenue Total}}{\text{Population or Housing Units}}$

\$ 5,664

Fines and
Forfeits Revenue:

Step 5 X $\frac{\text{Previous Year's Revenue Total}}{\text{Population or Housing Units}}$

\$ 14,908

Intergovernmental:

Contact appropriate source(s) for formula distribution.

Miscellaneous:

Apply formula as appropriate for source. (Usually averages similar to licenses and permits and fines and forfeits revenue.)

REVENUE SOURCE SUMMARY

<u>Type</u>	<u>Municipal</u>	<u>SC School</u>	<u>Mohonasen</u>
Property Tax	\$ <u>671,349</u>	\$ <u>2,508,78</u>	1,760,40
Sales Tax	<u>303,352</u>	_____	
User Charges (Identify)	<u>241,316</u>	_____	
	_____	_____	
	_____	_____	
Licenses & Permits	<u>5,664</u>	_____	
Fines & Forfeits	<u>14,908</u>	_____	
Intergovernmental (Identify)	_____	_____	
Highway	<u>4,259</u>	_____	
Library	<u>552</u>	_____	
Other	<u>3,595</u>	_____	
Education	_____	<u>865,492</u>	320,67
	_____	_____	
	_____	_____	
Miscellaneous: (Including Interest Income)	<u>10,000</u>	_____	
TOTAL	\$ <u>1,254,995</u>	\$ <u>3,373,870</u>	2,081,073

Step 10:

Step 9 - Step 8 = Net Fiscal Gain or (Loss)

\$ 708,390 Municipal

\$ 229,219 School South Colonie
1,419,964 Mohonasen

APPENDIX E

MUNICIPAL & SCHOOL DISTRICT WORKSHEET

Name of Municipality: Town of Colonie

- A. Estimated Population 76,494
- B. Name of School District South Colonie Mohonasen
- C. School Enrollment 5,633 3,066
- D. Municipal Expenditures:

<u>Category</u>	<u>Amount</u>	<u>Percent of Total</u>
1. General Government	\$ <u>13,511,355</u>	<u>30.4</u> %
2. Public Safety	<u>9,670,054</u>	<u>21.7</u>
3. Health	<u>2,009,514</u>	<u>4.5</u>
4. Transportation	<u>5,390,472</u>	<u>12.1</u>
5. Utilities (All Special Districts)	<u>-----</u>	<u>---</u>
6. Recreation & Culture	<u>6,204,450</u>	<u>13.9</u>
7. Economic Assistance	<u>488,000</u>	<u>1.1</u>
8. Other Home & Community Services	<u>3,701,753</u>	<u>8.3</u>
9. Debt Service	<u>3,548,627</u>	<u>8.0</u>
TOTAL	\$ <u>44,524,225</u>	<u>100.00</u> %

MOHONASEN

E. School Expenditures:

<u>Category</u>	<u>Amount</u>	<u>Percent of Total</u>
1. Operating	\$ <u>21,556,115</u>	<u>94.6</u> %
2. Debt Service	<u>1,218,730</u>	<u>5.4</u>
TOTAL	\$ <u>22,774,845</u>	<u>100.00</u> %

F. Local Equalized Real Property Value (Market Value) \$ 5,792,536,053

G. Total Number of Taxable Land Parcels 29,000

H. Local Equalized Nonresidential Real Property Value (Market Value) \$ 2,842,262,808

I. Total Number of Nonresidential Taxable Land Parcels 3,066

J. Equalization Ratio 101.86

K. Property Tax Rate (per \$1000 valuation):

	<u>Unadjusted</u>	<u>Adjusted</u>	
	2.13	2.17	Homestead
1. Municipal	<u>2.59</u>	<u>2.64</u>	Non-Homestead
2. School	<u>14.76</u>	<u>15.03</u>	

SOUTH COLONIE

E. School Expenditures:

<u>Category</u>	<u>Amount</u>	<u>Percent of Total</u>
1. Operating	<u>\$44,678,340</u>	<u>96.6 %</u>
2. Debt Service	<u>1,571,852</u>	<u>3.4</u>
TOTAL	<u>\$46,250,192</u>	<u>100.00 %</u>

F. Local Equalized Real Property Value (Market Value) \$ 5,792,536,053

G. Total Number of Taxable Land Parcels 29,000

H. Local Equalized Nonresidential Real Property Value (Market Value) \$ 2,842,262,808

I. Total Number of Nonresidential Taxable Land Parcels 3,066

J. Equalization Ratio 101.86

K. Property Tax Rate (per \$1000 valuation):

	<u>Unadjusted</u>	<u>Adjusted</u>	
	2.13	2.17	Homestead
1. Municipal	<u>2.59</u>	<u>2.64</u>	Non-Homestead
	12.01	12.23	Homestead
2. School	<u>14.72</u>	<u>14.99</u>	Non-Homestead

L. Revenue Sources:

<u>Type</u>	<u>Municipal</u>	<u>School</u>
1. Property Tax	<u>\$11,341,255</u>	<u>\$ 30,432,400</u>
2. Sales Tax	<u>13,673,931</u>	<u> </u>
Mortgage Tax	<u>900,000</u>	<u> </u>
3. User Charges (Identify Type): (See Attached Sheet)	<u>10,877,580</u>	<u> </u>
_____	<u> </u>	<u> </u>
_____	<u> </u>	<u> </u>
_____	<u> </u>	<u> </u>
_____	<u> </u>	<u> </u>
4. Licenses & Permits	<u>255,300</u>	<u> </u>
5. Fines & Forfeits	<u>672,000</u>	<u> </u>
6. Intergovernmental Revenue (Identify Source):		
<u>State Aid - Highway</u>	<u>192,000</u>	<u> </u>
<u>State Aid Library</u>	<u>24,000</u>	<u> </u>
<u>State Aid - Other</u>	<u>162,026</u>	<u> </u>
<u>State Aid Education</u>	<u> </u>	<u>12,729,298</u>
_____	<u> </u>	<u> </u>
_____	<u> </u>	<u> </u>
_____	<u> </u>	<u> </u>
7. Miscellaneous	<u>1,686,000</u>	<u>3,088,494</u>
Investment Interest	<u>1,002,500</u>	<u> </u>
TOTAL	<u>\$ 40,789,592</u>	<u>\$ 46,250,192</u>

L. Revenue Sources:

<u>Type</u>	<u>Municipal</u>	<u>School</u>
1. Property Tax	\$ _____	\$ 10,652,845
2. Sales Tax	_____	_____
3. User Charges (Identify Type):		
_____	_____	_____
_____	_____	_____
_____	_____	_____
_____	_____	_____
4. Licenses & Permits	_____	_____
5. Fines & Forfeits	_____	_____
6. Intergovernmental Revenue (Identify Source):		
_____	_____	_____
_____	_____	_____
State Aid - Education	_____	11,046,985
_____	_____	_____
_____	_____	_____
_____	_____	_____
_____	_____	_____
7. Miscellaneous	_____	1,075,015
TOTAL	\$ _____	\$ 22,774,845

APPENDIX F
PROJECT WORKSHEET

M. Market Value of Project Proposal:

1. Residential	\$ <u>83,736,900</u>
2. Nonresidential	\$ <u>261,478,890</u>

N. Number of Housing Units By Type/No. of Bedrooms (Matrix)

	<u>Studio</u>	<u>1-BR</u>	<u>2-BR</u>	<u>3-BR</u>	<u>4-BR</u>	<u>5-BR</u>	Blended (All BR)
Single Family	—	—	—	—	—	—	<u>663</u>
Garden Apts.	—	—	—	—	—	—	—
Townhouses	—	—	—	—	—	—	—
High Rise	—	—	—	—	—	—	—
Mobile Homes	—	—	—	—	—	—	—
Duplex, Tri-plex, Quadplex	—	—	—	—	—	—	—

Note: Use Blended Amount if number of bedrooms by housing type is unknown.