

Table 1: Hwy 50 TIF Schedule - 2024 Update

Land Use	EDU Rate ¹	Fee Basis	Zone A	Zone B	Zone C
		<i>Original Zones >></i>	1,4,5,6,7	2.3	8
Residential		<i>Cost per EDU¹ >></i>	3,267	10,874	2,762
SFD Not Age Restricted					
Less than 1,000 SqFt	0.82	Dwelling Unit	2,679	8,917	2,265
1,000 to 1,499 SqFt	0.89	Dwelling Unit	2,908	9,678	2,458
1,500 to 1,999 SqFt	0.95	Dwelling Unit	3,104	10,330	2,624
2,000 to 2,999 SqFt	1.00	Dwelling Unit	3,267	10,874	2,762
3,000 to 3,999 SqFt	1.06	Dwelling Unit	3,463	11,526	2,928
4,000 SqFt or more	1.10	Dwelling Unit	3,594	11,961	3,038
MFD Not Age Restricted	0.57	Dwelling Unit	1,862	6,198	1,574
SFD Age Restricted	0.30	Dwelling Unit	NA	3,262	829
MFD Age Restricted	0.26	Dwelling Unit	NA	2,827	718
Nonresidential		<i>Cost per EDU¹ >></i>	616	2,246	329
General Commercial	1.55	Bldg. Sq. Ft.	0.95	3.48	0.51
Hotel/Motel/B&B	0.28	Room	172	629	92
Church	0.25	Bldg. Sq. Ft.	0.15	0.56	0.08
Office/Medical	1.28	Bldg. Sq. Ft.	0.79	2.87	0.42
Industrial/Warehouse	0.51	Bldg. Sq. Ft.	0.31	1.15	0.17
¹ "EDU" (equivalent dwelling unit) equals the demand placed on the transportation network relative to one single family detached dwelling unit. EDU factors are expressed per dwelling unit for residential development, per room for hotel/motel/B&B, and per 1,000 square feet for all other nonresidential development.					

Table 2: Local Roads TIF Schedule - 2024 Update

Land Use	EDU Rate ¹	Fee Basis	Zone A	Zone B	Zone C
		<i>Original Zones >></i>	<i>1,4,5,6,7</i>	<i>2,3</i>	<i>8</i>
Residential		<i>Cost per EDU¹ >></i>	<i>9,064</i>	<i>20,423</i>	<i>34,019</i>
SFD Not Age Restricted					
Less than 1,000 SqFt	0.82	Dwelling Unit	7,432	16,747	27,896
1,000 to 1,499 SqFt	0.89	Dwelling Unit	8,067	18,176	30,277
1,500 to 1,999 SqFt	0.95	Dwelling Unit	8,611	19,402	32,318
2,000 to 2,999 SqFt	1.00	Dwelling Unit	9,064	20,423	34,019
3,000 to 3,999 SqFt	1.06	Dwelling Unit	9,608	21,648	36,060
4,000 SqFt or more	1.10	Dwelling Unit	9,970	22,465	37,421
MFD Not Age Restricted	0.57	Dwelling Unit	5,166	11,641	19,391
SFD Age Restricted	0.30	Dwelling Unit	NA	6,127	10,206
MFD Age Restricted	0.26	Dwelling Unit	NA	5,310	8,845
Nonresidential		<i>Cost per EDU¹ >></i>	<i>843</i>	<i>3,870</i>	<i>7,754</i>
General Commercial	1.55	Bldg. Sq. Ft.	1.31	6.00	12.02
Hotel/Motel/B&B	0.28	Room	236	1,084	2,171
Church	0.25	Bldg. Sq. Ft.	0.21	0.97	1.94
Office/Medical	1.28	Bldg. Sq. Ft.	1.08	4.95	9.91
Industrial/Warehouse	0.51	Bldg. Sq. Ft.	0.43	1.97	3.95
¹ "EDU" (equivalent dwelling unit) equals the demand placed on the transportation network relative to one single family detached dwelling unit. EDU factors are expressed per dwelling unit for residential development, per room for hotel/motel/B&B, and per 1,000 square feet for all other nonresidential development.					

Table 3: Total TIF Schedule - 2024 Update

Land Use	EDU Rate ¹	Fee Basis	Zone A	Zone B	Zone C
		<i>Original Zones >></i>	<i>1,4,5,6,7</i>	<i>2,3</i>	<i>8</i>
Residential		<i>Cost per EDU¹ >></i>	<i>12,331</i>	<i>31,297</i>	<i>36,781</i>
SFD Not Age Restricted					
Less than 1,000 SqFt	0.82	Dwelling Unit	10,111	25,664	30,161
1,000 to 1,499 SqFt	0.89	Dwelling Unit	10,975	27,854	32,735
1,500 to 1,999 SqFt	0.95	Dwelling Unit	11,715	29,732	34,942
2,000 to 2,999 SqFt	1.00	Dwelling Unit	12,331	31,297	36,781
3,000 to 3,999 SqFt	1.06	Dwelling Unit	13,071	33,174	38,988
4,000 SqFt or more	1.10	Dwelling Unit	13,564	34,426	40,459
MFD Not Age Restricted	0.57	Dwelling Unit	7,028	17,839	20,965
SFD Age Restricted	0.30	Dwelling Unit	NA	9,389	11,035
MFD Age Restricted	0.26	Dwelling Unit	NA	8,137	9,563
Nonresidential		<i>Cost per EDU¹ >></i>	<i>1,459</i>	<i>6,116</i>	<i>8,083</i>
General Commercial	1.55	Bldg. Sq. Ft.	2.26	9.48	12.53
Hotel/Motel/B&B	0.28	Room	408	1,713	2,263
Church	0.25	Bldg. Sq. Ft.	0.36	1.53	2.02
Office/Medical	1.28	Bldg. Sq. Ft.	1.87	7.82	10.33
Industrial/Warehouse	0.51	Bldg. Sq. Ft.	0.74	3.12	4.12
¹ "EDU" (equivalent dwelling unit) equals the demand placed on the transportation network relative to one single family detached dwelling unit. EDU factors are expressed per dwelling unit for residential development, per room for hotel/motel/B&B, and per 1,000 square feet for all other nonresidential development.					