

Balance of City Funds Available

583,617
153,494
 430,123

Balance of Towne West Funds Available

1,400,000
468,520
 931,480

Funds Available from City and Towne West

For Kellogg, West and Maple
 430,123
931,480
 1,361,603

Cost of West, Kellogg and Maple

Kellogg 277,588
 West 419,717
 Maple 920,731
 1,618,036

Cost Funds Available 1,618,036
 Shortage 1,361,603
 Signals 256,433
 Total Shortage 171,000
 427,433

Plus two (2) tracts of right-of-way and possibly \$40,000 for signals on Maple

Traffic Signals

T.W. Est.

7,500
 40,000
 2,000
 62,000
 500
 40,000
 40,000
40,000
 232,000

T.E. Est.

-0-
 40,000
 38,000
 45,000
 8,000
 -0-
 -0-
40,000
 171,000

Intersection

Kellogg and West
 Kellogg and Tracy
 West and Taft
 West and Maple
 School X-walk on Maple
 Maple and Tracy
 Maple and Anna
 Tracy and Taft

Signals will be needed at either the intersection of Maple and Anna or Maple and Tracy if the Maple I-235 Interchange is built. Estimated cost - \$40,000.

<u>Location</u>	<u>Right-of-Way</u>	<u>Towne West Est.</u>	<u>Eng. Div. Est.</u>
Maple, I-235 to McComas; West No. of Maple		29,695	142,469
Kellogg		-0-	-0-
West, South of Kellogg		5,129	-0-
West, Kellogg to Taft		33,882	-0-
Tracy, Kellogg to Taft		5,561	---
Taft, Tracy to West		9,350	-0-
West, North of Maple		-0-	---
		<u>83,617</u>	<u>142,469</u>

Note:

Two tracts have not been acquired. One is on Tracy and one is on West Street. Right-of-way from the Theatre and the BOE has been acquired for the combined use of drainage and street purposes. These two tracts cost \$38,800.00 and are currently charged to the drainage account.

Since the approval of petitions which fund the paving of Taft and Tracy, the Theatre property has sold and the apparent use will be as a shopping center generating high traffic volume. It has been suggested that the funding of Tracy and Taft should be considered where these streets abut the Theatre property.

the recalculation of the division of costs for these streets it is assumed that the K-Mart and Star properties have not changed land use nor propose to, their costs should remain substantially as originally agreed. It is assumed that the Theatre property should pay for half of the cost of paving Taft from West to Florence. It is assumed that the cost of paving Tracy from Taft to Maple, half by the Theatre property, with K-Mart paying their originally proposed amount and Towne West paying the remainder.

It is assumed that the remainder of the cost of paving Tracy from Taft to Maple, deducting the originally proposed assessment to Star Lumber, should be paid by the Theatre property and 2/3 by Towne West.

Assumptions and calculations result in an increase in assessments to the Theatre property of 95,380 and a reduction of assessments to the Towne West Property of 380.

PROPERTY	OWNER	PREVIOUS ALLOCATION	NEW COST ALLOCATION	ADJUSTMENT
West to West	Towne West	58,975	29,488	-29,487
	Theatre	0	29,487	+29,487
West to Tracy	K-Mart	24,266	24,266	0
	Theatre	14,904	33,910	+19,006
Maple	Towne West	28,661	9,655	-19,006
	Star	22,677	22,677	0
Maple	Theatre	22,238	69,125	+46,887
	Towne West	185,137	138,250	-46,887

These figures are shown as a possible way of decreasing the shortage. The shortage, if this re-funding was considered appropriate, would be reduced from 427,433 to 332,053.

Following is the calculations for this approach.

Tracy, Taft to Maple

230,052	To Be Assessed
<u>22,677</u>	Star
207,375	
1/3 to Theatre	69,125
2/3 to Towne West	138,250
Towne West share before	185,137
Savings to Towne West	<u>138,250</u>
	46,887

Taft, Florence to West

Cost (SA)	58,975
1/2 to Theatre	29,487
1/2 to Towne West	29,488
Towne West share before	58,975
Savings (TW)	<u>29,488</u>
	29,487

Taft, Tracy to Florence

Cost 67,831	
Theatre	33,910
	<u>24,266</u>
	58,176

Totals

46,887
19,006
<u>29,487</u>
95,380

67,831
<u>58,176</u>
9,655

st share	28,661
t share before	<u>9,655</u>
Towne West	19,006

Summary

Previous Funds Av. from Towne West
 Savings to Towne West
 Funds Av. from Towne West
 Funds Av. from City
 Funds Available

Cost of Maple, West and U.S. 54

Cost	1,618,036
Funds Av.	<u>1,456,983</u>
Shortage	161,053
Signals	<u>171,000</u>
Total Sh.	332,053

1/2 TW ← 1/2 GO

430,123
171,000

Kellogg
125,149 152,439
277,588 277,588

259,123 City

1,026,860 TW

West

166,026 City

200,000 219,717

166,027 TW

419,717 419,717

1,618,036

259,123 City

Maple

166,026 TW

100,000 820,731

425,149 City

920,731 920,731

1,026,860

City TW

166,027

1,192,887 TW