

# Development Evaluation: Blue Hill District

## Financial Analysis

(Greenfield Place Phase I, Eastgate Building D, Rams Plaza, Village Apartments (Berkshire))

	<b>FY19</b>
Tax Revenues	\$ 871,566
Cost of Town Services	388,843
<b>Revenues Over Costs</b>	<b>\$ 482,723</b>

<b>Revenues</b>	<b>FY19</b>
Property Taxes	\$ 554,006
Sales Taxes	317,560
<b>TOTAL</b>	<b>\$ 871,566</b>

<b>Cost of Town Services</b>	<b>FY19</b>
General Government	\$ 40,440
Public Works: Street Maintenance Services	32,714
Police Services	10,416
Fire Services	110,617
Parks & Recreation	107,616
Library Services	49,711
Capital - Debt Service	37,329
<b>TOTAL</b>	<b>\$ 388,843</b>

## Notes

<b>Town Service</b>	<b>Cost Estimation Method</b>
General Government	Proportional Overhead (13%)
Street Maintenance Services	Per Capita
Solid Waste Collection	Direct Cost Estimation
Police Services	Calls for Service Estimation
Fire Services	Square Foot Coverage Ratio
Parks & Recreation	Per Capita
Library Services	Per Capita
Capital - Debt Service	Proportional Overhead (12%)
Public Transportation	Revenue Off-set
Stormwater	Revenue Off-set

In response to Council's request, the Business Management Department (BMD) has estimated a per-capita amount of the approved Town budget based on the Blue Hill District population. These estimates follow the same methodology used for fiscal impact studies for new development review. Please note that these costs are estimates and do not represent actual costs incurred since we know Town residents don't consume Town services equally. In the future, if the Town saw an increase in demand for services, additional resource needs (personnel, operating or capital) would be requested as part of the annual budget process and would be part of a larger conversation about the budgetary needs of the entire organization. The Council ultimately decides what resources are added to the budget.