



CITY OF MCKINNEY, TEXAS
ZONING SNAPSHOT COMPARISON OF COSTS & BENEFITS
ONE YEAR EXAMINATION AT FULL DEVELOPMENT
 2011

Description:

Existing Zoning - "AG" - Agricultural District and Unzoned Property

Proposed Zoning - "PD" - Planned Development District

5.95 Acre/Acres	5.95 Acre/Acres	DIFFERENCE BETWEEN PROPOSED AND EXISTING ZONING
EXISTING ZONING	PROPOSED ZONING	
-	+	=

REVENUES

Annual Property Taxes	\$2	\$33,095	\$33,094
Annual Retail Sales Taxes	\$0	\$0	\$0
Annual City Revenue	\$2	\$33,095	\$33,094

COSTS

Cost of Service (Full Cost PSC)	\$0	\$49,785	\$49,785
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COST/BENEFIT COMPARISON

+ Annual City Revenue	\$2	\$33,095	\$33,094
- Annual Full Cost of Service	\$0	(\$49,785)	\$49,785
= Annual Full Cost Benefit at Build Out	\$2	(\$16,690)	(\$16,692)

VALUES

Residential Taxable Value	\$0	\$5,652,500	\$5,652,500
Non Residential Taxable Value	\$0	\$0	\$0
Total Taxable Value	\$0	\$5,652,500	\$5,652,500

OTHER BENCHMARKS

Population	0	68	68
Total Public Service Consumers	0	68	68
Potential Indirect Sales Tax Revenue	\$0	\$18,088	\$18,088