



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

Description:

Existing Zoning - Agricultural Uses

Proposed Zoning - Single Family Detached Residential Uses

19.68 Acre/Acres	19.68 Acre/Acres	DIFFERENCE BETWEEN PROPOSED AND EXISTING ZONING
EXISTING ZONING	PROPOSED ZONING	
-	+	=

REVENUES

Annual Property Taxes	\$6	\$109,465	\$109,459
Annual Retail Sales Taxes	\$0	\$0	\$0
Annual City Revenue	\$6	\$109,465	\$109,459

COSTS

Cost of Service (Full Cost PSC)	\$0	\$164,668	\$164,668
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COST/BENEFIT COMPARISON

+ Annual City Revenue	\$6	\$109,465	\$109,459
- Annual Full Cost of Service	\$0	(\$164,668)	\$164,668
= Annual Full Cost Benefit at Build Out	\$6	(\$55,203)	(\$55,209)

VALUES

Residential Taxable Value	\$0	\$18,696,000	\$18,696,000
Non Residential Taxable Value	\$0	\$0	\$0
Total Taxable Value	\$0	\$18,696,000	\$18,696,000

OTHER BENCHMARKS

Population	0	224	224
Total Public Service Consumers	0	224	224
Potential Indirect Sales Tax Revenue	\$0	\$59,827	\$59,827