



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

33.26 Acre/Acres	33.26 Acre/Acres	DIFFERENCE BETWEEN PROPOSED AND EXISTING ZONING
EXISTING ZONING	PROPOSED ZONING	EXISTING ZONING
-	+	=

REVENUES

Annual Property Taxes	\$10	\$185,000	\$184,990
Annual Retail Sales Taxes	\$0	\$0	\$0
Annual City Revenue	\$10	\$185,000	\$184,990

COSTS

Cost of Service (Full Cost PSC)	\$0	\$278,295	\$278,295
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COST/BENEFIT COMPARISON

+ Annual City Revenue	\$10	\$185,000	\$184,990
- Annual Full Cost of Service	\$0	(\$278,295)	\$278,295
= Annual Full Cost Benefit at Build Out	\$10	(\$93,294)	(\$93,305)

VALUES

Residential Taxable Value	\$0	\$31,597,000	\$31,597,000
Non Residential Taxable Value	\$0	\$0	\$0
Total Taxable Value	\$0	\$31,597,000	\$31,597,000

OTHER BENCHMARKS

Population	0	379	379
Total Public Service Consumers	0	379	379
Potential Indirect Sales Tax Revenue	\$0	\$101,110	\$101,110