



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

**Description:**

**Existing Zoning - Unzoned**

**Proposed Zoning - Single Family Detached Residential Uses**

82.39 Acre/Acres	82.39 Acre/Acres	DIFFERENCE BETWEEN PROPOSED AND EXISTING ZONING
EXISTING ZONING	PROPOSED ZONING	EXISTING ZONING
-	+	=

**REVENUES**

Annual Property Taxes	\$26	\$458,274	\$458,248
Annual Retail Sales Taxes	\$0	\$0	\$0
Annual City Revenue	\$26	\$458,274	\$458,248

**COSTS**

Cost of Service (Full Cost PSC)	\$0	\$689,378	\$689,378
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**COST/BENEFIT COMPARISON**

+ Annual City Revenue	\$26	\$458,274	\$458,248
- Annual Full Cost of Service	\$0	(\$689,378)	\$689,378
<b>= Annual Full Cost Benefit at Build Out</b>	<b>\$26</b>	<b>(\$231,104)</b>	<b>(\$231,130)</b>

**VALUES**

Residential Taxable Value	\$0	\$78,270,500	\$78,270,500
Non Residential Taxable Value	\$0	\$0	\$0
Total Taxable Value	\$0	\$78,270,500	\$78,270,500

**OTHER BENCHMARKS**

Population	0	939	939
Total Public Service Consumers	0	939	939
Potential Indirect Sales Tax Revenue	\$0	\$250,466	\$250,466