

Projected New Development in Catamount TIF District									
Account Number/Parcel ID	Parcel Notes	Span Number	Current Property Owner	Lot Size (Acres)	Projected Development (Square Feet)	Average \$ Value/SF Industrial (from Town Assessor)	Estimated Assessed Value of New Development	Baseline/06 Adjusted Value	Estimated Increase in Value from Baseline/06 Adjusted Value (Incremental Value)
2-03-008-001-000	Assume 20,000 sf building is built*	396-123-13967	GBIC	12.02	20000	\$50.00	\$1,000,000.00	\$0.00	\$1,000,000.00
2-03-008-002-000	Assume 20,000 sf building is built*	396-123-13968	GBIC	7.77	20000	\$50.00	\$1,000,000.00	\$0.00	\$1,000,000.00
2-03-008-003-000	Vermont Sports Car building proposed to be built on 2-03-008-003-000 & 2-03-008-004-000 (parcels will be merged)	396-123-13969	Smith Brothers of Hinesburg, LLC	6.9	55000	\$50.00	\$2,750,000.00	\$0.00	\$2,750,000.00
2-03-008-004-000	See note for parcel 2-03-003-000 above - development will be projected for parcel 2-03-008-003-000 only for purposes of estimating expected tax increments	396-123-13970	Smith Brothers of Hinesburg, LLC	5.65		\$50.00	\$0.00	\$0.00	\$0.00
2-03-008-006-000	Assume 20,000 sf building is built*	396-123-13971	GBIC	6.3	20000	\$50.00	\$1,000,000.00	\$0.00	\$1,000,000.00
2-03-008-011-000	Assume 20,000 sf building is built*	396-123-13972	GBIC	7.87	20000	\$50.00	\$1,000,000.00	\$0.00	\$1,000,000.00
2-03-008-017-000	Assume 20,000 sf building is built*	396-123-13974	GBIC	6.82	20000	\$50.00	\$1,000,000.00	\$0.00	\$1,000,000.00
2-03-008-027-000	20,000 sf building currently under construction	396-123-13975	RKP Holdings LLC	3.27	20000	\$50.00	\$1,000,000.00	\$0.00	\$1,000,000.00
2-03-056-000-000	2-03-056-000-000 to be subdivided into 2 lots - one lot will be for Premier Coach, the other will be for R.R. Charlebois Trucking	396-123-14288	Argosy Holdings LLC	73.97	34000	\$50.00	\$1,700,000.00	\$0.00	\$1,700,000.00
2-03-056-000-000	2-03-056-000-000 to be subdivided into 2 lots - one lot will be for Premier Coach (34,000 sf), the other will be for R.R. Charlebois Trucking (70,000 sf)	396-123-14288	Argosy Holdings LLC	73.97	70000	\$50.00	\$3,500,000.00	\$0.00	\$3,500,000.00
Totals							\$13,950,000.00		\$13,950,000.00
Estimated 09 Values (from other spreadsheet)							\$ 33,877,250.00		\$ 8,789,630.04
Total Value (estimated 09 values plus estimated new development = estimated 10 values)							\$47,827,250.00		\$22,739,630.04
*For undeveloped lots in Catamount Industrial Park, assume a 20,000 square foot building is constructed on each lot within the next 10 years									