

EXHIBIT 1
Assessment/Debt Calculation

The District must identify funding for extensions of existing mains or installation of new infrastructure requested by petitions, waivers, orders from other agencies, etc. One funding source is derived from Benefitting Property Owners (BPOs) via assessments. ORC 6119 allows the District to levy and collect assessments upon abutting, adjacent, contiguous, or other specially benefited lots or lands (including assessments that include more than one street, alley, or public road or place, or parcel of property or easement of the District). The following provides an overview of assessment calculation often used to on District assessment projects.

Definitions:

1. Individual Assessment (IA): Assessment levied against a particular lot/parcel (multiple lots may be assessed)
2. Unit Charge (UC): An equal charge to all BPOs of developed parcels regardless of their BF
3. Benefitting Footage (BF): Lineal footage that lies along a public ROW that is derived from the actual footage that may be reduced to account for benefitting anomalies.
4. BF Rate: Per foot rate developed for each project
5. Total Project Cost (TPC): CC + DAC
6. Construction Cost (CC): Estimated construction cost (initially) or actual bid amount plus change orders
7. Development & Administration Costs (DAC): Cost of design, engineering, agency approvals, land/easement acquisition, legal review, inspection, financing, and management.
8. Tap Fee: Cost to connect the main to the BPO's private service lateral.
9. System Development Fee (SDF): System "expansion"/"impact" fee – see definition elsewhere.

I. Individual Assessment (I.A.)

$$\text{I.A.} = \text{Unit Charge} + (\text{Individual BF} \times \text{BF Rate}) + \text{Tap Fee} + \text{SDF}$$

Example:

$$\text{I.A.} = \$15,000 + (200 \text{ BF} \times \$5.00/\text{BF}) + \$1,350.00 + \$1,150.00$$

$$\text{I.A.} = \$18,500$$

II. Unit Charge (U.C.)

$$\text{U.C.} = \frac{\text{Total Project Costs} + (\text{Total BF} \times \text{BF Rate})}{\text{\# of Assessed Owners}}$$

Example:

$$\text{U.C.} = \frac{\$140,000 + (2000/\text{BF} \times \$5.00/\text{BF})}{10}$$

$$\text{U.C.} = \$15,000$$