

City of Montpelier  
5/18/2018

Table 5H -- Parcel Data

Certification: The undersigned certify that this documentation of the original taxable value of the parcels within the Tax Increment Financing District is correct and accurate to the best of our knowledge and that the OTV has been certified to the municipal legislative body.

Assessor: Montpelier VT

Chair, municipal legislative body:

X \_\_\_\_\_  
Print Name: Stephen Twombly  
Title: Assessor  
Date Signed: \_\_\_\_\_

X \_\_\_\_\_  
Print Name: Anne Watson  
Title: Mayor  
Date Signed: \_\_\_\_\_

Year TIF District Created: 0  
Date This Data Form Completed: 5/04/2018

Check: \$ 55,775,200

Totals:	Parcels	Acres	Municipal Taxable Value	Educational Taxable Value			Assessed Value	Not Taxable	Check	132	Should match c25		
				Homestead	Non-Residential	Total							
	130	182.00	\$ 55,775,200	8	109	113	\$ 79,833,300	\$23,271,700	\$79,046,900	Should match j23			
SPAN #	Parcel ID	Parcel Address	Owner(s)	Acres	Municipal Taxable Value	Educational Taxable Value			Assessed Value	Tax Exempt Code	Parent SPAN #	Parcel is Inactive	Notes
						Homestead	Non-Residential	Total					
NA	NA	RIGHTS-OF-WAY	MUNICIPALITY	22.34	\$ -	\$ -	\$ -	\$ -	\$ -	4			
NA	NA	NORTH BRANCH/WINOOSKI RIVER	VERMONT STATE OF	1.46	\$ -	\$ -	\$ -	\$ -	\$ -	2			
405-126-13102	004-00N000	BARRE ST	VERMONT COLLEGE OF FINE ARTS	18.01	\$ 105,200	\$ -	\$ 105,200	\$ 105,200	\$ 105,200				
405-126-13473	004-369A00	BARRE ST	ZORZI DOUGLAS M TRUST/WOODLEE JOAN Z REVOC TRUST	95.25	\$ 274,800	\$ -	\$ 274,800	\$ 274,800	\$ 274,800				
405-126-11528	004-015000	15 BARRE ST	OVERLAKE PARK LLC	0.08	\$ 342,800	\$ -	\$ 342,800	\$ 342,800	\$ 342,800				
405-126-11305	004-023000	19 BARRE ST	GUY'S VENTURES LLC	0.35	\$ 454,700	\$ -	\$ 454,700	\$ 454,700	\$ 454,700				
405-126-11529	004-031000	31 BARRE ST	OVERLAKE PARK LLC	0.16	\$ 328,000	\$ -	\$ 328,000	\$ 328,000	\$ 328,000				
405-126-10366	004-034000	34 BARRE ST	BLOUIN JAMES C	0.25	\$ 244,800	\$ -	\$ 244,800	\$ 244,800	\$ 244,800				
405-126-10176	004-037000	37 BARRE ST	WINOOSKI RIVER APARTMENTS LIMITED PRTNSP	0.10	\$ 149,600	\$ -	\$ 149,600	\$ 149,600	\$ 149,600				
405-126-10578	004-039000	39 BARRE ST	BARRE STREET APARTMENTS LIMITED PRTNSP	0.33	\$ 294,100	\$ -	\$ 294,100	\$ 294,100	\$ 294,100				
405-126-10766	004-045000	45 BARRE ST	CROSSMAN CLAIRE BENOIT	0.22	\$ 176,300	\$ 176,300	\$ -	\$ 176,300	\$ 176,300				
405-126-10580	004-047000	47 BARRE ST	NORTH BRANCH APARTMENTS LTD PRTNSP	0.20	\$ 177,300	\$ -	\$ 177,300	\$ 177,300	\$ 177,300				
405-126-13848	004-055000	55 BARRE ST	MONTPELIER CITY OF	0.30	\$ -	\$ -	\$ -	\$ -	\$ 387,700	8			
405-126-11290	004-057000	57 BARRE ST	GUARE KATHRYN	0.20	\$ 216,300	\$ 216,300	\$ -	\$ 216,300	\$ 216,300				
405-126-13067	004-063000	63 BARRE ST	LTMG LLC	0.31	\$ 317,100	\$ -	\$ 317,100	\$ 317,100	\$ 317,100				
405-126-13062	004-069000	69 BARRE ST	TISDALE DEMARIS REVOC TRUST	0.25	\$ 220,700	\$ -	\$ 220,700	\$ 220,700	\$ 220,700				
405-126-10914	004-077000	77 BARRE ST	DUPLESSIS POWERS DUPLESSIS BERNDT	0.27	\$ 293,700	\$ -	\$ 293,700	\$ 293,700	\$ 293,700				
405-126-12590	004-079000	79 BARRE ST	RIBOLINI STEPHEN A	0.34	\$ 302,700	\$ -	\$ 302,700	\$ 302,700	\$ 302,700				
405-126-12591	004-085000	85 BARRE ST	RIBOLINI STEPHEN A	0.30	\$ 270,400	\$ -	\$ 270,400	\$ 270,400	\$ 270,400				
405-126-12592	004-089000	89 BARRE ST	RIBOLINI STEPHEN A	0.12	\$ 156,300	\$ -	\$ 156,300	\$ 156,300	\$ 156,300				
405-126-12587	004-093000	93 BARRE ST	RIBOLINI STEPHEN A	0.25	\$ 231,900	\$ -	\$ 231,900	\$ 231,900	\$ 231,900				
405-126-11542	004-099500	99 BARRE ST	RIBOLINI STEPHEN A	0.17	\$ 266,400	\$ -	\$ 266,400	\$ 266,400	\$ 266,400				
405-126-12594	004-107000	107 BARRE ST	RIBOLINI STEPHEN A	0.10	\$ 173,000	\$ -	\$ 173,000	\$ 173,000	\$ 173,000				
405-126-12595	004-113000	115 BARRE ST	RIBOLINI STEPHEN A	0.11	\$ 243,000	\$ -	\$ 243,000	\$ 243,000	\$ 243,000				
405-126-12588	004-119000	119 BARRE ST	RIBOLINI STEPHEN A	0.36	\$ 220,300	\$ -	\$ 220,300	\$ 220,300	\$ 220,300				
405-126-11271	004-125000	125 BARRE ST	ANOTHER WAY INC	0.13	\$ -	\$ -	\$ -	\$ -	\$ 153,300	7			
405-126-10602	500-092000	137 BARRE ST	CENTRAL VT SOLID WASTE MGMT DIST	0.15	\$ -	\$ -	\$ -	\$ -	\$ 259,800	8			EXEMPT
405-126-13902	500-092001	137 BARRE ST	CENTRAL VT SOLID WASTE MGMT DIST	0.15	\$ 59,600	\$ -	\$ 59,600	\$ 59,600	\$ 59,600				TAXABLE APT
405-126-10001	004-143000	143 BARRE ST	143 BARRE ST ASSOCIATES	0.70	\$ 535,100	\$ -	\$ 535,100	\$ 535,100	\$ 535,100				
405-126-10002	004-149000	149 BARRE ST	143 BARRE ST ASSOCIATES	0.18	\$ 139,300	\$ -	\$ 139,300	\$ 139,300	\$ 139,300				
405-126-12073	004-151000	151 BARRE ST	RIBOLINI ANDREW S	0.14	\$ 172,400	\$ -	\$ 172,400	\$ 172,400	\$ 172,400				
405-126-13335	500-091000	157 BARRE ST	WASHINGTON COUNTY MENTAL HEALTH SVCS INC	0.17	\$ -	\$ -	\$ -	\$ -	\$ 179,000	7			
405-126-12964	004-161000	161 BARRE ST	CARPENTER LESCHA M	0.12	\$ 198,700	\$ 148,420	\$ 50,280	\$ 198,700	\$ 198,700				
405-126-13082	004-163000	163 BARRE ST	TROIA EUGENE F	0.10	\$ 179,000	\$ -	\$ 179,000	\$ 179,000	\$ 179,000				
405-126-12002	004-169000	169 BARRE ST	JPS PROPERTIES LLC	0.15	\$ 201,600	\$ -	\$ 201,600	\$ 201,600	\$ 201,600				
405-126-12402	004-171000	171 BARRE ST	RIBOLINI STEPHEN A	0.15	\$ 198,500	\$ -	\$ 198,500	\$ 198,500	\$ 198,500				
405-126-11824	004-175000	175 BARRE ST	CURTIS PAULA E	0.09	\$ 137,800	\$ 84,250	\$ 53,550	\$ 137,800	\$ 137,800				
405-126-12403	004-181000	181 BARRE ST	FIRST CORNERSTONE PROPERTIES LLC	0.11	\$ 237,800	\$ -	\$ 237,800	\$ 237,800	\$ 237,800				

405-126-10836	004-221000	191 BARRE ST	DOWNSTREET HOUSING & COMMUNITY DEVELOPMENT INC	1.65	\$ 1,585,200		\$ 1,585,200	\$ 1,585,200	\$ 1,585,200				
405-126-12115	004-203000	203 BARRE ST	FARYAL AROOSA	0.03	\$ 166,200	\$ 91,200	\$ 75,000	\$ 166,200	\$ 166,200				
405-126-13282	004-207000	207 BARRE ST	COLE TREVOR/TAFT KELLEY	0.07	\$ 290,900		\$ 290,900	\$ 290,900	\$ 290,900				
405-126-12965	004-235000	235 BARRE ST	DOWNSTREET HOUSING & COMMUNITY DEVELOPMENT INC	0.31	\$ 30,700		\$ 30,700	\$ 30,700	\$ 30,700				
405-126-13408	026-004000	4 COURT ST	WILLIS FAMILY TRUST	0.04	\$ 106,900	\$ 106,900		\$ 106,900	\$ 106,900				
405-126-11365	026-008000	8 COURT ST	HECHT DANIEL M/HOVIS ANN M	0.17	\$ 235,200		\$ 235,200	\$ 235,200	\$ 235,200				
405-126-13171	026-018000	18 COURT ST	COMBS ADRIANNE L	0.11	\$ 101,300	\$ 101,300		\$ 101,300	\$ 101,300				
405-126-10854	026-020000	20 COURT ST	MARTIN CHARLES S	0.12	\$ 160,700	\$ 76,475	\$ 84,225	\$ 160,700	\$ 160,700				
405-126-13196	500-036000	42 COURT ST	VERMONT STATE OF	0.69	\$ -			\$ -	\$ 158,500	2			
405-126-11079	175-018000	DOWNING ST	J & H PROPERTIES LLC	0.31	\$ 18,800		\$ 18,800	\$ 18,800	\$ 18,800				
405-126-13338	500-084000	ELM ST - LAND	WASHINGTON COUNTY OF	0.16	\$ -			\$ -	\$ 112,200	2			
405-126-11540	043-022000	22 ELM ST	JACOBS JEFFREY ET AL	0.00	\$ 541,100		\$ 541,100	\$ 541,100	\$ 541,100				
405-126-11355	043-031000	31 ELM ST	RIBOLINI STEPHEN A & PATRICIA R	0.03	\$ 28,800		\$ 28,800	\$ 28,800	\$ 28,800				
405-126-12703	043-032000	32 ELM ST	RUSSELL JOHN D	0.14	\$ 263,700		\$ 263,700	\$ 263,700	\$ 263,700				
405-126-11773	043-035000	35 ELM ST	RIBOLINI STEPHEN A/HOOD AYER LLC	0.08	\$ 198,200		\$ 198,200	\$ 198,200	\$ 198,200				
405-126-11442	043-038000	38 ELM ST	HOOPER CJ & PH FAMILY T/A DTD 05/07/15	0.14	\$ 542,100		\$ 542,100	\$ 542,100	\$ 542,100				
405-126-11438	043-041000	41 ELM ST	HOOD PETER ET AL	0.04	\$ 228,900		\$ 228,900	\$ 228,900	\$ 228,900				
405-126-11439	043-052000	46 ELM ST	HOOD PETER ET AL	0.11	\$ 335,100		\$ 335,100	\$ 335,100	\$ 335,100				
405-126-12141	059-001000	43 GRANITE SHED LN	MONTPELIER GRANITE WORKS INC	1.60	\$ 362,300		\$ 362,300	\$ 362,300	\$ 362,300				
405-126-11237	188-085000	85 GRANITE SHED LN	BG REAL ESTATE LLC	0.90	\$ 586,000		\$ 586,000	\$ 586,000	\$ 586,000				
405-126-10846	059-006000	110 GRANITE SHED LN	DEVOS WILLIAM	0.40	\$ 148,900		\$ 148,900	\$ 148,900	\$ 148,900				
405-126-10490	059-009000	121 GRANITE SHED LN	BUTLER GEORGE D III	1.05	\$ 127,100		\$ 127,100	\$ 127,100	\$ 127,100				
405-126-12217	059-003000	1 GRANITE ST	NATIONAL CLOTHES PIN CO	0.29	\$ 314,700		\$ 314,700	\$ 314,700	\$ 314,700				
405-126-10938	059-002000	2 GRANITE ST	TRACKSIDE LLC	1.31	\$ 420,700		\$ 420,700	\$ 420,700	\$ 420,700				
405-126-115331	089-004000	4 LANGDON ST	INTERSTATE ENTERPRISES LLC	0.06	\$ 223,000		\$ 223,000	\$ 223,000	\$ 223,000				
405-126-11618	089-007000	7 LANGDON ST	COLD COMFORT LLC	0.14	\$ 545,900		\$ 545,900	\$ 545,900	\$ 545,900				
405-126-11681	089-008000	8 LANGDON ST	BREWER ANDREW	0.25	\$ 1,221,900		\$ 1,221,900	\$ 1,221,900	\$ 1,221,900				
405-126-10287	095-009000	9 MAIN ST	MONDRY PROPERTIES LLC	0.14	\$ 262,200		\$ 262,200	\$ 262,200	\$ 262,200				
405-126-13261	095-012500	10 MAIN ST	MONTPELIER CITY OF	0.44	\$ -				\$ 444,900	8			
405-126-11532	095-011000	11 MAIN ST	OVERLAKE PARK LLC	0.12	\$ 749,200		\$ 749,200	\$ 749,200	\$ 749,200				
405-126-10096	500-002000	21 MAIN ST	AMERICAN LEGION	0.16	\$ -				\$ 341,500	3			
405-126-10247	095-022000	22 MAIN ST	BEARD MILTON C JR & JOAN T	0.09	\$ 640,700		\$ 640,700	\$ 640,700	\$ 640,700				
405-126-10316	095-027000	27 MAIN ST	BIGGESTONE INVESTMENTS LLC	0.28	\$ 1,200,000		\$ 1,200,000	\$ 1,200,000	\$ 1,200,000				
405-126-11543	095-028000	28 MAIN ST	OVERLAKE PARK LLC	0.05	\$ 370,400		\$ 370,400	\$ 370,400	\$ 370,400				
405-126-10855	095-032000	32 MAIN ST	AUBUCHON REALTY COMPANY INC	0.43	\$ 841,400		\$ 841,400	\$ 841,400	\$ 841,400				
405-126-11533	095-044000	44 MAIN ST	AJAX MOVING & STORAGE LLC	0.06	\$ 475,000		\$ 475,000	\$ 475,000	\$ 475,000				
405-126-11534	095-054000	54 MAIN ST	OVERLAKE PARK LLC	0.07	\$ 534,700		\$ 534,700	\$ 534,700	\$ 534,700				
405-126-11834	095-064000	60 MAIN ST	LEWINSTEIN STEPHEN R	0.12	\$ 642,600		\$ 642,600	\$ 642,600	\$ 642,600				
405-126-11541	095-066000	66 MAIN ST - LAND	OVERLAKE PARK LLC	0.07	\$ 52,700		\$ 52,700	\$ 52,700	\$ 52,700				
405-126-12834	095-068001	68 MAIN ST	TURTLEDOVE ENTERPRISES LLC	0.04	\$ 206,600		\$ 206,600	\$ 206,600	\$ 206,600				
405-126-13125	095-070000	70 MAIN ST	BIG FISH LLC	0.04	\$ 177,700		\$ 177,700	\$ 177,700	\$ 177,700				
405-126-11663	095-072000	72 MAIN ST	KILMURRY JOSEPH F & KATHERINE A	0.02	\$ 139,300		\$ 139,300	\$ 139,300	\$ 139,300				
405-126-11455	095-090000	90 MAIN ST	NEDDE/ESSEX LLC	0.2	\$ 1,665,500		\$ 1,665,500	\$ 1,665,500	\$ 1,665,500				
405-126-12087	095-100000	100 MAIN ST	MILLER KARL LLC	0.15	\$ 650,600		\$ 650,600	\$ 650,600	\$ 650,600				
405-126-10085	095-112000	112 MAIN ST	ALVAREZ RAYMOND N ESTATE	0.22	\$ 508,300		\$ 508,300	\$ 508,300	\$ 508,300				
405-126-12969	095-118000	118 MAIN ST	MALONE 118 MAIN ST MONTPELIER PROPERTIES LLC	0.36	\$ 1,250,000		\$ 1,250,000	\$ 1,250,000	\$ 1,250,000				
405-126-13001	095-124000	124 MAIN ST	SATCHEL PROPERTY MGMT LLC	0.07	\$ 508,800		\$ 508,800	\$ 508,800	\$ 508,800				
405-126-11535	095-060R00	60 MAIN ST REAR	OVERLAKE PARK LLC	0.59	\$ 177,600		\$ 177,600	\$ 177,600	\$ 177,600				
405-126-12653	004-167000	57 MAPLE LANE	RIBOLINI STEPHEN A & ANDREW S	0.52	\$ 149,500		\$ 149,500	\$ 149,500	\$ 149,500				
405-126-11050	129-004000	4 PUTNAM ST	PECOR TODD	0.14	\$ 216,500		\$ 216,500	\$ 216,500	\$ 216,500				
405-126-12655	129-008000	8 PUTNAM ST	RIBOLINI PATRICIA TRUST	0.47	\$ 89,400		\$ 89,400	\$ 89,400	\$ 89,400				
405-126-10925	142-001000	1 SCHOOL ST	913 LLC	0.05	\$ 411,400		\$ 411,400	\$ 411,400	\$ 411,400				
405-126-11456	095-132000	9 SCHOOL ST	HOWARD BANK THE	0.11	\$ 352,500		\$ 352,500	\$ 352,500	\$ 352,500				
405-126-11621	148-002000	2 STATE ST	KELLEY DAVID F/ROBINSON KELLY	0.05	\$ 564,100		\$ 564,100	\$ 564,100	\$ 564,100				
405-126-11536	148-005000	5 STATE ST	OVERLAKE PARK LLC	0.05	\$ 401,200		\$ 401,200	\$ 401,200	\$ 401,200				
405-126-12158	148-008000	8 STATE ST	MOOT REALTY TRUST	0.1	\$ 551,700		\$ 551,700	\$ 551,700	\$ 551,700				
405-126-11821	148-013000	15 STATE ST	LENDWAY ALAN A ET AL/RIVER STREET ASSOCIATES	0.13	\$ 591,400		\$ 591,400	\$ 591,400	\$ 591,400				
405-126-11038	148-016000	16 STATE ST	FITZGERALD SCOTT M	0.03	\$ 222,400		\$ 222,400	\$ 222,400	\$ 222,400				
405-126-12611	148-017000	17 STATE ST	BLUEBERRY ASSOCIATES LLC/HOOD & AYER LLP	0.06	\$ 617,300		\$ 617,300	\$ 617,300	\$ 617,300				
405-126-13435	148-020001	20 STATE ST	ROVETTO CARLO	0	\$ 425,000		\$ 425,000	\$ 425,000	\$ 425,000				COMM CONDO
405-126-10971	148-023000	23 STATE ST	EVERETT STEPHEN R & BONNIE J	0.15	\$ 662,300		\$ 662,300	\$ 662,300	\$ 662,300				
405-126-11539	148-026000	26 STATE ST	OVERLAKE PARK LLC	0.13	\$ 841,300		\$ 841,300	\$ 841,300	\$ 841,300				
405-126-13696	148-020012	24 STATE ST	DARBY LLC	0	\$ 232,600		\$ 232,600	\$ 232,600	\$ 232,600				COMM CONDO
405-126-12825	148-020002	26 STATE ST	SHERMAN REVOCABLE TRUST AGMT	0	\$ 225,500		\$ 225,500	\$ 225,500	\$ 225,500				COMM CONDO

405-126-13187	148-020003	26 STATE ST	VERMONT SKI AREAS ASSOCIATION	0	\$ 217,500	\$ 217,500	\$ 217,500	\$ 217,500				COMM CONDO
405-126-11537	148-041000	41 STATE ST	OVERLAKE PARK LLC	0.13	\$ 844,500	\$ 844,500	\$ 844,500	\$ 844,500				
405-126-10972	148-046000	46 STATE ST	EVERETT STEPHEN R & BONNIE J	0.13	\$ 794,000	\$ 794,000	\$ 794,000	\$ 794,000				
405-126-10973	148-052000	52 STATE ST	EVERETT STEPHEN R & BONNIE J	0.1	\$ 590,500	\$ 590,500	\$ 590,500	\$ 590,500				
405-126-11538	148-058000	58 STATE ST	OVERLAKE PARK LLC	0.42	\$ 442,100	\$ 442,100	\$ 442,100	\$ 442,100				
405-126-11382	148-060000	60 STATE ST	HENEY MARY TRUST	0.55	\$ 216,200	\$ 216,200	\$ 216,200	\$ 216,200				
405-126-13854	148-064000	64 STATE ST	CHRIST CHURCH	0.6	\$ -	\$ -	\$ -	\$ 2,577,800	9			
405-126-13337	500-083000	65 STATE ST	WASHINGTON COUNTY OF	0.7	\$ -	\$ -	\$ -	\$ 1,071,200	2			
405-126-13898	148-087000	87 STATE ST	UNITED STATES OF AMERICA	1.6	\$ -	\$ -	\$ -	\$ 4,818,500	1			
405-126-13173	148-089000	89 STATE ST	VERMONT MUTUAL INSURANCE CO	1.6	\$ 3,634,100	\$ 3,634,100	\$ 3,634,100	\$ 3,634,100				
405-126-10233	148-093000	93 STATE ST	BASHARA CAPITOL THEATER LLC	0.43	\$ 793,600	\$ 793,600	\$ 793,600	\$ 793,600				
405-126-10238	148-097000	97 STATE ST	BASHARA CAPITOL THEATER LLC	0.05	\$ 298,600	\$ 298,600	\$ 298,600	\$ 298,600				
405-126-10141	148-099000	99 STATE ST	ASSOCIATED INDUSTRIES OF VT	0.25	\$ 548,000	\$ 548,000	\$ 548,000	\$ 548,000				
405-126-10537	148-100000	100 STATE ST	CAPITOL PLAZA CORPORATION	2.81	\$ 4,106,300	\$ 4,106,300	\$ 4,106,300	\$ 4,106,300				
405-126-13378	148-107000	105 STATE ST	WESCO INC	0.137	\$ 216,800	\$ 216,800	\$ 216,800	\$ 216,800				
405-126-11157	148-107R00	107 STATE ST	RUSSELL JOHN D	0.12	\$ 378,400	\$ 378,400	\$ 378,400	\$ 378,400				
405-126-13059	148-108000	108 STATE ST	TIMBERLAKE ASSOCIATES	0.14	\$ 453,300	\$ 453,300	\$ 453,300	\$ 453,300				
405-126-13210	500-050000	110 STATE ST	VERMONT STATE OF	0.16	\$ -	\$ -	\$ -	\$ 916,700	2			
405-126-13220	500-060000	120 STATE ST	VERMONT STATE OF	5.41	\$ -	\$ -	\$ -	\$ 10,850,800	2			
405-126-13226	500-066000	134 STATE ST	VERMONT STATE OF	0.18	\$ -	\$ -	\$ -	\$ 311,800	2			
405-126-13228	500-068000	136 STATE ST	VERMONT STATE OF	0.21	\$ -	\$ -	\$ -	\$ 322,300	2			
405-126-13239	500-075004	144 STATE ST	VERMONT STATE OF	0.32	\$ -	\$ -	\$ -	\$ 625,100	2			
405-126-13268	148-146000	146 STATE ST	VERMONT STATE EMPLOYEES CREDIT UNION	0.29	\$ 495,200	\$ 495,200	\$ 495,200	\$ 495,200				
405-126-10635	148-112000	112 STATE ST UNIT 1	CHITTENDEN BANK	0	\$ 1,574,000	\$ 1,574,000	\$ 1,574,000	\$ 1,574,000				
405-126-12630	537-453000	453 STONE CUTTERS WAY	RIVER STATION PROPERTIES LLC	0	\$ 283,300	\$ 283,300	\$ 283,300	\$ 283,300				OFFICE BLDG -
405-126-13581	500-096000	453 STONE CUTTERS WAY	VERMONT STATE OF	1.18	\$ -	\$ -	\$ -	\$ 527,000	2			LAND & BLDG
405-126-13523	537-535000	535 STONE CUTTERS WAY	RIVER STATION PROPERTIES II	0	\$ 1,424,500	\$ 1,424,500	\$ 1,424,500	\$ 1,424,500				
405-126-12529	537-575000	575 STONE CUTTERS WAY	CONNOR BROTHERS STONECUTTERS LLC	1.09	\$ 2,235,700	\$ 2,235,700	\$ 2,235,700	\$ 2,235,700				
405-126-11480	059-007000	623 STONECUTTERS WAY	HUNGER MOUNTAIN COOPERATIVE INC	1.7	\$ 1,538,200	\$ 1,538,200	\$ 1,538,200	\$ 1,538,200				
405-126-10074	059-004000	707 STONE CUTTERS WAY	ALLEN LUMBER CO INC	1.61	\$ 779,500	\$ 779,500	\$ 779,500	\$ 779,500				
	130			158.20	\$ 55,775,200	\$ 1,001,145	\$ 54,774,055	\$ 55,775,200	\$ 79,833,300			0

Table 51 -- Infrastructure Projects

Infrastructure Project Name	Infrastructure Type	Identify "Other"	Project Type	Project Location	Estimated year of Construction	Estimated Construction Costs (Current \$)	Estimated Construction Contingency Costs	Est. Soft Costs	Est. Total Project Costs (Current \$)	Est. Total Project Cost in Year of Construction	PROPORTIONALITY: Level 1				PROPORTIONALITY: Level 2				PROPORTIONALITY: Level 3			
											Applicant Municipality		er Municipa		TIF		Non TIF		TIF Revenue		Other Revenue	
											Percentage		Percentage		%	\$	%	\$	%	\$	%	\$
				TIF Creation Year	2018					2%	%	\$	%	\$	%	\$	%	\$	%	\$	%	\$
					<b>Totals</b>	<b>\$14,067,000</b>	<b>\$0</b>	<b>\$0</b>	<b>\$14,067,000</b>	<b>\$14,477,320</b>		<b>\$14,477,320</b>	<b>\$0</b>		<b>\$14,477,320</b>	<b>\$0</b>		<b>\$7,827,320</b>		<b>\$6,650,000</b>		
Downtown Parking Garage	Public Facility/Amenity		New construction	100 State Street	2018	\$7,350,000	\$0		\$7,350,000	\$7,350,000	100%	\$7,350,000	0%	\$0	100%	\$7,350,000	0%	\$0	35%	\$2,550,000	65%	\$4,800,000
Taylor St Water	Water		Combo new and reconstruction	64 and 100 State Street	2019	\$227,500	\$0		\$227,500	\$232,050	100%	\$232,050	0%	\$0	100%	\$232,050	0%	\$0	100%	\$232,050	0%	
Barre Street -- Phase I	Other	Transportation, water, wastewater	Combo new and reconstruction	Eastern end of Barre Street	2019	\$965,000	\$0		\$965,000	\$984,300	100%	\$984,300	0%	\$0	100%	\$984,300	0%	\$0	100%	\$984,300	0%	
Barre St Brownfield Cleanup	Brownfield		Rehabilitation (remediation)	2 and 43 Granite Shed Lane	2020	\$500,000	\$0		\$500,000	\$520,000	100%	\$520,000	0%	\$0	100%	\$520,000	0%	\$0	52%	\$270,000	48%	\$250,000
The Pit	Other	Transportation, water, wastewater	Combo new and reconstruction	89 State Street	2021	\$1,774,500	\$0		\$1,774,500	\$1,880,970	100%	\$1,880,970	0%	\$0	100%	\$1,880,970	0%	\$0	100%	\$1,880,970	0%	
Main St Intersection	Transportation		Combo new and reconstruction	Main Street and Barre Street	2022	\$1,500,000	\$0		\$1,500,000	\$1,620,000	100%	\$1,620,000	0%	\$0	100%	\$1,620,000	0%	\$0	32%	\$520,000	68%	\$1,100,000
Barre Street -- Phase II	Other	Transportation, water, wastewater	Combo new and reconstruction	Sabins Pasture, Barre Street	2022	\$1,750,000	\$0		\$1,750,000	\$1,890,000	100%	\$1,890,000	0%	\$0	100%	\$1,890,000	0%	\$0	74%	\$1,390,000	26%	\$500,000

**Table 5J -- Infrastructure Impact & Nexus**

Project Name	Location (CW, PW, CO)	%	Project Description	Impact on TIF District Overall Purpose and Outcome	Impact on Real Property Developments	Reports, studies justifying project	Reports, studies justifying proportion	Explanation of Proportion	Other Revenue Sources/Status
Downtown Parking Garage	CW	N/A	Construct 250 space, City-owned and managed parking garage	Direct	Capitol Plaza and Christ Church housing cannot happen without this structure parking (D, E, Ma). The State & Gov Davis project needs additional parking resources, so it will rely on this parking as well as other resources nearby (D, SE, Ma).	The Innovative Capital, An Economic Development Strategic Plan (2016)	Same	This project is completely within the TIF District and will be 100% proportionate to the Capitol Plaza, Christ Church, and State & Gov Davis projects. This will also serve other downtown uses when used for general public parking, all within the TIF District. developments bordering West Main Street.	Private developer contributions
				Essential					
				Major					
Taylor St Water	CW	N/A	Install 12" new water pipe	Direct	Christ Church cannot happen without this upgrade (D, E, Mi).			This project is completely within the TIF District and will be 100% proportionate to the Christ Church housing project.	N/A
				Essential					
				Minor					
Barre Street -- Phase I	CW	N/A	Water, sewer and stormwater, road, and sidewalk upgrades.	Direct	VCFA and Sabins cannot happen without these improvements (D, E, Ma). The Granite Sheds (Housing and Commercial) will rely on these as well, although they are smaller projects with less demand (D, E, Mi).			This project is completely within the TIF District and will be 100% proportionate to the VCFA, Sabins, and Granite Sheds projects.	N/A
				Essential					
				Major					
Barre St Brownfield Cleanup	CW	N/A	Brownfield remediation	Direct	The Granite Sheds (Housing and Commercial) cannot happen without the remediation of the brownfields (D, E, Mi).			This project is completely within the TIF District and will be 100% proportionate to the Granite Shed projects.	State brownfield remediation funds
				Essential					
				Minor					
The Pit	CW	N/A	Upgrade existing sewer and potable water lines, upgrade stormwater, and traffic improvements at Court Street, Gov. Davis Avenue, Elm Street, and State Street	Direct	Any development of the Vermont Mutual Site (the VT Mutual Building, the VT Mutual parking, and the State parking lot) cannot be re-developed without these improvements and structured parking will also be needed here (which will be an additional expense to the developer) (D, E, Ma).			This project is completely within the TIF District and will be 100% proportionate to the Vermont Mutual Site project.	State transportation funding
				Essential					
				Major					
Main St Intersection	CW	N/A	Upgrade intersection of Main St and Barre St	Direct	VCFA, Sabins, Granite Sheds, and the Capital Cleaners building will all rely on this intersection being more functional (D, E, Ma).			This project is completely within the TIF District and will be 100% proportionate to the VCFA, Sabins, Granite Sheds, and Capital Cleaners projects.	Federal transportation funding
				Essential					
				Major					
Barre Street -- Phase II	CW	N/A	New road, culvert, and sidewalk, upgrades to the water and sewer lines, and a pump station.	Direct	The later phases of VCFA and Sabins cannot happen without these improvements (D, E, Ma). The Granite Sheds Commercial will rely on these as well, although it is a smaller project with less demand (D, E, Mi).			This project is completely within the TIF District and will be 100% proportionate to the VCFA, Sabins, and Granite Sheds projects.	
				Essential					
				Major					

Table 5K -- Real Property Development

Development or Redevelopment Project Name	Span # (s)	Address or Location Description	Zoning District	Project Description	Project Characterization	Project Status	Project Findings	Public Infrastructure Impact
Capitol Plaza	405-126-10537	100 State Street	Commercial	80 room hotel and conference center	Known	Permitting pending	Economic Development Strategic Plan (EDSP)	Relies on structured parking
State & Gov Davis	405-126-11157	107 State Street	Commercial	4,000 square feet of retail, office, and housing	Known	In planning phase	No studies on this project.	Relies on structured parking
VCFA Housing Phase I	405-126-13102	Barre Street	Land only	12 small housing units in a cluster and additional condominium unit (over two phases)	Known	In planning phase	Barriers to Housing	Relies on Barre Street infrastructure upgrades and Main St Intersection
Granite Shed Housing	405-126-10938	2 Granite Street	Industrial	Redevelopment of old granite sheds into housing	Current-Residential	Conceptual	Barriers to Housing	Relies on Barre Street infrastructure upgrades, Main St Intersection, and brownfield remediation
Vermont Mutual Site	405-126-13173	89 State Street	Commercial	Vermont Mutual office, new housing, retail and other office, and additional parking	Current-Other	Conceptual	No studies on this project.	Relies on Pit utility and transportation upgrades
Christ Church	405-126-13854	64 State Street	Church	30 units of affordable housing	Known	In planning phase	Barriers to Housing	Relies on structured parking
Sabins Phase I	405-126-13473	Barre Street	Land only	Development of dense housing project	Current-Residential	Conceptual	Barriers to Housing	Relies on Barre Street infrastructure upgrades and Main St Intersection
VCFA Housing Phase II	405-126-13102	Barre Street	Land only	12 small housing units in a cluster and additional condominium unit (over two phases)	Known	In planning phase	Barriers to Housing	Relies on Barre Street infrastructure upgrades and Main St Intersection
Granite Shed Commercial	405-126-12141	43 Granite Shed Lane	Industrial	Redevelopment of old granite sheds into office	Current-Commercial	Conceptual	No studies on this project.	Relies on Barre Street infrastructure upgrades, Main St Intersection, and brownfield remediation
Capital Cleaners	405-126-10287	9 Main Street	Commercial	Three-story office space	Current-Commercial	Conceptual	No studies on this project.	Relies on Main St Intersection
VCFA Phase III	405-126-13102	Barre Street	Land only	12 small housing units in a cluster and additional condominium unit (over two phases)	Known	In planning phase	Barriers to Housing	Relies on Barre Street infrastructure upgrades and Main St Intersection
Sabins Phase II	405-126-13473	Barre Street	Land only	Development of dense housing project	Current-Residential	Conceptual	Barriers to Housing	Relies on Barre Street infrastructure upgrades

Table 5L -- Real Property Incremental Value

Development or Redevelopment Project Name	Projected Residential Dev (sf)	Projected Commerical Dev (sf)	Projected Industrial Dev (sf)	Projected Total Dev (sf)	Original Taxable/Baseline Value	Estimated Year of Construction Start	Estimated Number of Years to Complete	Estimated Assessed Value After Development	Estimated Increase in Value from Baseline	Use Code	Estimated % of New Construction - Homestead Rate	Estimated % of New Construction -Non-Homestead Rate	Total of K and L (Should be 100%)	Estimated Incremental Value - Homestead	Estimated Incremental Value -Non-Homestead
<b>Base Year:</b>	2018														
<b>Totals:</b>	422,800	409,970	-	832,770	\$ 9,276,900			\$ 75,800,000	\$ 66,523,100					\$ -	\$ 66,523,100
Capitol Plaza		120,870		120,870	\$4,106,000	2018	1	\$10,600,000	\$6,494,000	C		100%	100%	\$0	\$6,494,000
State & Gov Davis	1,300	2,600		3,900	\$216,800	2019	1	\$1,000,000	\$783,200	C		100%	100%	\$0	\$783,200
VCFA Housing Phase I	13,500			13,500	\$0	2019	1	\$2,400,000	\$2,400,000	RN, RH		100%	100%	\$0	\$2,400,000
Granite Shed Housing	40,000			40,000	\$420,700	2020	1	\$3,900,000	\$3,479,300	RN		100%	100%	\$0	\$3,479,300
Vermont Mutual Site		236,500		236,500	\$3,634,100	2021	1	\$12,300,000	\$8,665,900	C, RN		100%	100%	\$0	\$8,665,900
Christ Church	24,000			24,000	\$0	2021	1	\$1,000,000	\$1,000,000	RN		100%	100%	\$0	\$1,000,000
Sabins Phase I	150,000			150,000	\$274,800	2021	1	\$15,000,000	\$14,725,200	RN, RH		100%	100%	\$0	\$14,725,200
VCFA Housing Phase II	34,500			34,500	\$0	2022	1	\$6,100,000	\$6,100,000	RN, RH		100%	100%	\$0	\$6,100,000
Granite Shed Commercial		30,000		30,000	\$362,300	2022	1	\$3,500,000	\$3,137,700	C		100%	100%	\$0	\$3,137,700
Capital Cleaners		20,000		20,000	\$262,200	2022	1	\$2,400,000	\$2,137,800	C		100%	100%	\$0	\$2,137,800
VCFA Phase III	19,500			19,500	\$0	2023	1	\$3,600,000	\$3,600,000	RN, RH		100%	100%	\$0	\$3,600,000









Table 5N -- Projected TIF Rev & Share

Year	Annual Estimated Municipal Increment	Annual Estimated Homestead Increment	Annual Estimated Non-Homestead Increment	Total Projected Property Tax Increment Generated	Municipal portion to the Municipal General Fund	Municipal portion to TIF debt	Education portion to Education Fund	Education portion to TIF debt	Total Municipal and Education Revenue to TIF Debt
<b>BASE YEAR:</b>	<b>2018</b>			<b>SPLIT PERCENTAGES:</b>	<b>0%</b>	<b>100%</b>	<b>30%</b>	<b>70%</b>	
<b>TOTALS:</b>	\$11,098,486	\$0	\$15,750,726	\$26,849,212	\$0	\$11,098,486	\$4,725,218	\$11,025,508	\$22,123,994
<b>CHECK</b>	\$11,098,486	\$0	\$15,750,726	\$26,849,212	\$0	\$11,098,486	\$4,725,218	\$11,025,508	\$22,123,994
2018	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2019	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0	\$0
2020	\$74,564	\$0	\$105,820	\$180,384	\$0	\$74,564	\$31,746	\$74,074	\$148,638
2021	\$111,114	\$0	\$157,690	\$268,804	\$0	\$111,114	\$47,307	\$110,383	\$221,497
2022	\$151,063	\$0	\$214,385	\$365,448	\$0	\$151,063	\$64,316	\$150,070	\$301,133
2023	\$431,122	\$0	\$611,838	\$1,042,960	\$0	\$431,122	\$183,551	\$428,287	\$859,408
2024	\$561,735	\$0	\$797,202	\$1,358,937	\$0	\$561,735	\$239,161	\$558,041	\$1,119,776
2025	\$603,070	\$0	\$855,864	\$1,458,934	\$0	\$603,070	\$256,759	\$599,105	\$1,202,175
2026	\$763,818	\$0	\$1,083,994	\$1,847,812	\$0	\$763,818	\$325,198	\$758,796	\$1,522,614
2027	\$763,818	\$0	\$1,083,994	\$1,847,812	\$0	\$763,818	\$325,198	\$758,796	\$1,522,614
2028	\$763,818	\$0	\$1,083,994	\$1,847,812	\$0	\$763,818	\$325,198	\$758,796	\$1,522,614
2029	\$763,818	\$0	\$1,083,994	\$1,847,812	\$0	\$763,818	\$325,198	\$758,796	\$1,522,614
2030	\$763,818	\$0	\$1,083,994	\$1,847,812	\$0	\$763,818	\$325,198	\$758,796	\$1,522,614
2031	\$763,818	\$0	\$1,083,994	\$1,847,812	\$0	\$763,818	\$325,198	\$758,796	\$1,522,614
2032	\$763,818	\$0	\$1,083,994	\$1,847,812	\$0	\$763,818	\$325,198	\$758,796	\$1,522,614
2033	\$763,818	\$0	\$1,083,994	\$1,847,812	\$0	\$763,818	\$325,198	\$758,796	\$1,522,614
2034	\$763,818	\$0	\$1,083,994	\$1,847,812	\$0	\$763,818	\$325,198	\$758,796	\$1,522,614
2035	\$763,818	\$0	\$1,083,994	\$1,847,812	\$0	\$763,818	\$325,198	\$758,796	\$1,522,614
2036	\$763,818	\$0	\$1,083,994	\$1,847,812	\$0	\$763,818	\$325,198	\$758,796	\$1,522,614
2037	\$763,818	\$0	\$1,083,994	\$1,847,812	\$0	\$763,818	\$325,198	\$758,796	\$1,522,614

Table 50 -- All Rev Sources By Year

Year	Annual TIF Increment: Municipal	Annual TIF Increment: Education	Grant Source	Grant Amount	Other Revenue Information	Other Revenue Amount	Total Revenue
<b>Totals:</b>	\$11,098,486	\$11,025,508		\$6,650,000		\$950,000	\$29,723,994
<b>2018</b>	<b>:Base Year</b>						
	<b>Any Years Prior to Increment:</b>						\$0
2018	\$0	\$0	Private Contribution	\$4,800,000			\$4,800,000
2019	\$0	\$0				\$50,000	\$50,000
2020	\$74,564	\$74,074	State Brownfield Fundings	\$250,000		\$50,000	\$448,638
2021	\$111,114	\$110,383				\$50,000	\$271,497
2022	\$151,063	\$150,070	Federal Transportation Grant (Main St Intersection) and Private Contribution	\$1,600,000		\$50,000	\$1,951,133
2023	\$431,122	\$428,287				\$50,000	\$909,408
2024	\$561,735	\$558,041				\$50,000	\$1,169,776
2025	\$603,070	\$599,105				\$50,000	\$1,252,175
2026	\$763,818	\$758,796				\$50,000	\$1,572,614
2027	\$763,818	\$758,796				\$50,000	\$1,572,614
2028	\$763,818	\$758,796				\$50,000	\$1,572,614
2029	\$763,818	\$758,796				\$50,000	\$1,572,614
2030	\$763,818	\$758,796				\$50,000	\$1,572,614
2031	\$763,818	\$758,796				\$50,000	\$1,572,614
2032	\$763,818	\$758,796				\$50,000	\$1,572,614
2033	\$763,818	\$758,796				\$50,000	\$1,572,614
2034	\$763,818	\$758,796				\$50,000	\$1,572,614
2035	\$763,818	\$758,796				\$50,000	\$1,572,614
2036	\$763,818	\$758,796				\$50,000	\$1,572,614
2037	\$763,818	\$758,796				\$50,000	\$1,572,614





Table 5R -- Cash Flow

Year	Total TIF Revenue (from Increment)	Other Annual Revenue	Total Debt Service	Related Costs	Annual Surplus (Deficit)	Cummulative Surplus (Deficit)
2018	:Base Year					
Prior:	\$0		\$0	\$0	\$0	\$0
2018	\$0	\$0	\$0	\$55,000	(\$55,000)	(\$55,000)
2019	\$0	\$50,000	\$203,785	\$0	(\$153,785)	(\$208,785)
2020	\$148,638	\$50,000	\$218,394	\$0	(\$19,756)	(\$228,541)
2021	\$221,497	\$50,000	\$320,167	\$0	(\$48,670)	(\$277,211)
2022	\$301,133	\$50,000	\$423,511	\$0	(\$72,378)	(\$349,589)
2023	\$859,408	\$50,000	\$423,511	\$0	\$485,898	\$136,309
2024	\$1,119,776	\$50,000	\$423,511	\$0	\$746,266	\$882,575
2025	\$1,202,175	\$50,000	\$423,511	\$0	\$828,664	\$1,711,239
2026	\$1,522,614	\$50,000	\$423,511	\$0	\$1,149,103	\$2,860,342
2027	\$1,522,614	\$50,000	\$423,511	\$0	\$1,149,103	\$4,009,446
2028	\$1,522,614	\$50,000	\$423,511	\$0	\$1,149,103	\$5,158,549
2029	\$1,522,614	\$50,000	\$423,511	\$0	\$1,149,103	\$6,307,652
2030	\$1,522,614	\$50,000	\$423,511	\$0	\$1,149,103	\$7,456,756
2031	\$1,522,614	\$50,000	\$423,511	\$0	\$1,149,103	\$8,605,859
2032	\$1,522,614	\$50,000	\$423,511	\$0	\$1,149,103	\$9,754,963
2033	\$1,522,614	\$50,000	\$423,511	\$0	\$1,149,103	\$10,904,066
2034	\$1,522,614	\$50,000	\$423,511	\$0	\$1,149,103	\$12,053,169
2035	\$1,522,614	\$50,000	\$423,511	\$0	\$1,149,103	\$13,202,273
2036	\$1,522,614	\$50,000	\$423,511	\$0	\$1,149,103	\$14,351,376
2037	\$1,522,614	\$50,000	\$423,511	\$0	\$1,149,103	\$15,500,479
2038		\$0	\$423,511	\$0	(\$423,511)	\$15,076,969
2039		\$0	\$423,511	\$0	(\$423,511)	\$14,653,458
2040		\$0	\$423,511	\$0	(\$423,511)	\$14,229,948
2041		\$0	\$423,511	\$0	(\$423,511)	\$13,806,437
2042		\$0	\$423,511	\$0	(\$423,511)	\$13,382,926
2043		\$0	\$423,511	\$0	(\$423,511)	\$12,959,416
2044		\$0	\$423,511	\$0	(\$423,511)	\$12,535,905
2045		\$0	\$423,511	\$0	(\$423,511)	\$12,112,394
2046		\$0	\$423,511	\$0	(\$423,511)	\$11,688,884
2047		\$0	\$423,511	\$0	(\$423,511)	\$11,265,373
2048				\$0	\$0	\$11,265,373
2049				\$0	\$0	\$11,265,373
2050				\$0	\$0	\$11,265,373

