

2004 ANALYSIS - EXHIBIT B for 2005 RATES
NEW CONSTRUCTION

Type of Improvement	Rate \$/Unit		2000 Cost Per Unit	2001 Cost Per Unit	2002-03 Cost Per Unit	2004 Cost Per Unit		3 Year Average Cost Note 1
7" Conc 34'	\$/ft							41.05
8" Conc 36'	\$/ft		57.64	56.47		45.15		57.06
Curb & Gutter ft.	\$/ft		14.62	12	13.48	15.34		13.86
Sod & Topsoil sq. yds.	\$/ft		7.41	6.54	7.30	7.86		7.08
Sidewalk 5' wide	\$/ft		15.05	14.25	13.65	13.45		14.10
ph Rural X-Section 24'	\$/ft		33.5					33.50
Sanitary Sewer (cl. Engineering)	\$/ft		65					65.00
Suburban San Sewer (cl. Engineering)	\$/ft		65.00					65.00
Storm Sewer (cl. Engineering)	\$/ft		76.36					76.36
Suburban Storm Sewer (cl. Engineering)	\$/ft		76.36					76.36
Water (cl. Engineering)	\$/ft		72.23					72.23
Suburban Water (cl. Engineering)	\$/ft		85.54					85.54

Notes: if no data is available, use Resurface/reconstruction information

25-Aug-04

	Include Engineering 40%		Use Recovery Rate	2001 Assessment Rate	2002 Assessment Rate	2003-04 Assessment Rate	Recommend Assessment Rate	Percent Change
	57.47		51.72	42.40	47.40	52.00	52.00	0
			(90)	46.70	51.70	57.20	57.20	0
	79.88		71.89	42.40	47.40	63.50	63.50	0
			(90)	48.80	53.80	69.85	69.85	0
	19.40		17.46	11.50	12.50	17.00	17.00	0
			(90)	11.50	12.50	17.00	17.00	0
	9.92		8.93	5.85	7.50	8.50	8.50	0
			(90)	5.85	7.50	8.50	8.50	0
	19.74		17.77	13.25	13.25	18.50	18.50	0
			(90)	13.25	13.25	18.50	18.50	0
	46.90		42.21	21.00	21.00	42.00	42.00	0
			(90)	24.00	24.00	42.00	45.00	7
			58.50	45.50	45.50	50.00	50.00	0
			(90)	50.00	50.00	55.00	55.00	0
			60.00	60.00	60.00	60.00	60.00	0
			(100)	60.00	60.00	60.00	60.00	0
			53.45	45.50	45.50	45.50	45.50	0
			(70)	50.00	50.00	50.00	50.00	0
			69.00	65.00	65.00	70.00	70.00	0
			(100)	65.00	65.00	70.00	70.00	0
			65.01	45.50	45.50	45.50	45.50	0
			(90)	50.00	50.00	50.00	50.00	0
			87.00	85.00	85.00	87.00	87.00	0
			(100)	85.00	85.00	87.00	87.00	0