

APPENDIX A

SUMMARY OF SERVICES, COSTS, AND REVENUES

Name of Area: Jossie Street / 0 Jossie Street

(East of McArthur Road on the North side of Jossie Street)

Assumed Effective Date: November 27, 2023

BUILD OUT ASSUMPTIONS

The property is under contract and the buyer desires to develop the property as a multi-family community. A courtesy site plan review has been accomplished to date and all further development of the site will be reviewed by the Technical Review Committee.

CITY SERVICES

Dependent on annexation, the City would provide the following services as explained below.

Fire Department

Fire Protection Services- The evaluation was conducted by Michael Autry from the Fire Department's Planning/Research Division on November 9, 2023. The assessment focuses on the provision of emergency response services, with City of Fayetteville fire station #19, located 1.9 miles from the proposed annexation area, expected to meet the adopted standard of coverage baseline time of 5 ½ minutes. The Fire Department anticipates no additional costs or impacts, and potential revenues could be generated through inspection fees based on future property development and use. The evaluation does not identify any specific issues or impacts resulting from the annexation.

Debt Assumption- City of Fayetteville fire station #19 already services the proposed annexation area.

Fire Inspection Services- Depending on the future development or use of the property, inspection fees and inspection frequency would be determined according to the size and intended purpose of the development.

Police Department

Patrol Services- The evaluation was conducted by A/C Kellie Berg from the Police Department's Field Operations Division on November 9, 2023. The Police Department plans to serve the region as part of its regular operations. There are no anticipated additional costs, and any potential costs would be dependent on calls for service. The department does not foresee any additional revenues attributed to the annexation. Moreover, no specific impacts, problems, or other issues requiring attention are identified by the department.

Public Services Department

Engineering Division & Storm water - The evaluation was completed by Byron Reeves from the Public Services Department's Engineering & Storm water Division on November 09, 2023. If the area is annexed, the Engineering & Storm water Division would serve the region by inspecting the construction of storm water control measures during the construction phase. There are no anticipated additional costs for the department, and no additional

impacts or problems are foreseen. However, there is potential for additional revenues through storm water fees for individual ratepayers attributed to the annexation.

Street Maintenance- This division will not be responsible for providing street maintenance services, since no public streets have been dedicated as part of the annexation petition and the site is accessed directly from Jossie Street.

Traffic Services Division- The evaluation was completed by Virginia Small from the Traffic Services Department's Public Services Division on November 13, 2023. According to the responses provided, if the area is annexed, the Traffic Services Department does not anticipate serving the region directly. There are no expected additional costs, revenues, impacts, or problems associated with the annexation identified by the department.

Solid Waste Division- The evaluation was completed by Daniel Edwards from the Public Services Department's Solid Waste Division on October 17, 2023. The Solid Waste Division currently does not anticipate servicing this area based on the existing plans. The department requests updates on this location, as changes may necessitate amendments to the evaluation response. There are no expected additional costs, revenues, impacts, or problems associated with the annexation identified by the Solid Waste Division.

Transit Department

The evaluation was completed by Jaimie Walters from the Transit Department's Planning Division on October 13, 2023. The Transit Department's FAST service does not currently serve McArthur Road. There are no anticipated additional costs, revenues, impacts, or problems associated with the annexation identified by the Transit Department.

Summary of Cost and Revenues

The departments and divisions report that they can absorb the expansion of services while incurring no additional projected costs. The current assessed value of the parcel and its improvements has been valued at \$157,192 by the County Tax Assessors Office. The current Municipal Tax Rate for the City of Fayetteville is .5395 per \$100 valuation. At this tax rate, the proposed annexation would contribute approximately \$848.05 towards revenue for the City.

PWC Services

If the area is annexed, PWC would provide services, as explained below

PWC Water and Sewer Division

Sewer: PWC reports that there is an existing 8-inch PWC gravity sewer main located near the northwestern corner of the subject parcel. The developer would install the necessary sewer main extensions/laterals to serve the parcel under consideration.

Water: PWC reports that there is an existing 16-in PWC water main located in the Jossie Street right-of-way along the road frontage on the southern side of the parcel. The developer would install the necessary water main extensions/laterals to serve the parcels under consideration.

Fire Hydrants: PWC reports that there is an existing PWC fire hydrant located in the Jossie Street right-of-way approximately 600-LF west of the subject parcel. Fire hydrants may need to be provided to protect the parcel under consideration as required by the City Fire Marshal's Office.

Revenues and costs to PWC: PWC reports that the standard operations and management costs will apply to all extensions of current water and sewer service (if requested) and that revenue will be obtained by the connection of a new customer for water and sewer service. Routine operations and management costs will also apply if PWC fire hydrants are required by the City Fire Marshal's Office.

PWC Electrical Division

Electrical: PWC electric reports that they do not serve the property in question. The property is served by South River Electric Membership Corporation (SREMC).