

## Attachment C – KR Westlake, LLC Skybridge Annual Fee Assessment Summary

### STREET USE ANNUAL FEE ASSESSMENT

Date: 12/4/18

<p>Summary: <b>2016 Land Value: \$375/SF</b> <b>2016 Permit Fee:</b> <b>\$13,440</b></p>
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#### I. Property Description:

Existing at-grade pedestrian skybridge over and across the alley south of Harrison St, north of Thomas St, and east of Westlake Ave N. The pedestrian skybridge area is **224 square feet**.

#### Applicant:

KR Westlake, LLC

#### Abutting Parcels, Property Size, Assessed Value:

1. Parcel 1986200215; Lot size: 38,880 square feet

Tax year 2016 Appraised Land Value: \$14,580,000 (\$375/square foot)

Tax year 2017 Appraised Land Value: \$16,718,400 (\$430/square foot)

Tax year 2018 Appraised Land Value: \$22,356,000 (\$575/square foot)

Tax year 2019 Appraised Land Value: \$26,827,200 (\$690/square foot)

2. Parcel 1986200185; Lot size: 43,200 square feet

Tax year 2016 Appraised Land Value: \$16,200,000 (\$375/square foot)

Tax year 2017 Appraised Land Value: \$18,576,000 (\$430/square foot)

Tax year 2018 Appraised Land Value: \$24,840,000 (\$575/square foot)

Tax year 2019 Appraised Land Value: \$29,808,000(\$690/square foot)

#### II. Annual Fee Assessment:

The 2016 permit fee is calculated as follows:

$(\$375/\text{SF}) \times (224 \text{ SF}) \times (200\%) \times (8\%) = \boxed{\$13,440}$  where 200% is the degree of alienation for private use pedestrian skybridge and 8% is the annual rate of return.

Fee methodology authorized under Ordinance 123485, as amended by Ordinances 123585, 123907, 124532, 125185 and 125452.