

1-15-04  
#5

City of Austin, Texas  
Water and Wastewater Utility  
30 Year Financial Analysis Summary  
Schultz 45 Acre Tract  
Water Service Extension #2289

**FINANCIAL SUMMARY**

Retail Service Revenues	\$ 134,126
Capital Recovery Fees	5,950
Interest Income	203
MUD Surcharge	0
Miscellaneous Revenues	0
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Total Estimated Revenues:	<u>\$ 140,279</u>
(Less) Requirements:	
Operations & Maintenance	\$ 54,845
Other O&M	0
LCRA Charge - Above 201,000 AF	5,824
General Fund Transfer	10,665
Participation / Reimbursements - Current Revenue Only	0
Assumed Debt Service	0
COA System Improvement Req.- Current Revenue	0
COA Debt Service Payments	316,809
Commercial Paper Interest	11,880
Debt Service Coverage	404,249
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Total Estimated Requirements	<u>\$ 804,272</u>
30 Year Net Cash Flow	<u>\$ (663,994)</u>
30 Year Net Present Value	\$ (383,370)
Number of Years with Negative Cash Flow	26
Payback Period	Greater than 30 years
Break-even	
Number of additional single family home per year required to breakeven:	4.25
Rate Impacts	
5-Year Water Utility Total Rate Impact	0.00%
30-Year Water Utility Total Rate Impact	0.02%

## ASSUMPTIONS

Commercial  
Inside City - Desired Development Zone

	<u>Single Family</u>	<u>Multifamily</u> (SF Equivalents)	<u>Commercial</u> (SF Equivalents)	<u>Total</u> (SF Equivalents)
Service Units:				
Water	0	0	9	9
Wastewater	0	0	0	0

	<u>Single Family</u>	<u>Multifamily</u>	<u>Commercial</u>	<u>Cumulative</u>
Year 1	0	0	1	1.0
Year 2	0	0	2.5	3.5
Year 3	0	0	2.5	6.0
Year 4	0	0	2.5	8.5
Year 5	0	0	0	8.5
Years 6-10	0	0	0	8.5
Years 11-20	0	0	0	8.5
Years 21-30	0	0	0	8.5
Total	0	0	8.5	

Maximum number of single family homes for line constructed	3,204
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Monthly Average Water Use - (Single Family Equivalent)	8,000
Monthly Average WW Flow -	NA
Annual Water Consumption at Build-out (gallons)	1,516,740
Annual WW Flows at Build-out (gallons)	NA

Capital Requirements - Improvements	\$0
Capital Requirements - Acquisition	\$0
Cost Reimbursements - Total	\$216,000
Water Reimbursement	\$216,000
Wastewater Reimbursement	NA
Payment Period	1 Year
1st Year Payment Made	2009
Amount Financed	\$0
Financing - Commercial paper first two years then refunded with bonds	
Debt Assumed	\$0
Capital Recovery Fees (CRFs) Collected	YES
CRF Offsets to Developer	\$0
Retail O&M Rate - Water	\$1.28
Retail O&M Rate - WW	NA
Inside City WW Rates Effective 11/1/01	
LCRA Rate Per 1000 Gallons Beginning 2022-23	\$0.32