

Assumptions:

1. ACFA 20 year rate - as of August 1st - 3.204%
2. 20 year borrowing
3. Increase is based off 2017 Approved Municipal Operating Budget - 97,498,100
4. Building lifecycle cost is 2% of construction cost.

	1. \$19.5M Community Branch Library with design and land		2. \$15.5M Community Branch Library with no design and land	
	Amount	Tax Increase	Amount	Tax Increase
Building Borrowing Cost	1,335,552		1,061,592	
Annual Operating Cost	1,259,000		1,259,000	
Building Lifecycle Cost	268,000		268,000	
Total		3.0%		2.7%
	3. \$20.5M Single Sheet Arena at Servus Place		4. \$20.5M Stand Alone Arena with no Land	
	Amount	Tax Increase	Amount	Tax Increase
Building Borrowing Cost	1,404,041		1,404,041	
Annual Operating Cost	279,000		279,000	
Building Lifecycle Cost	410,000		410,000	
Total		2.1%		2.1%
	5. \$13.7M Pool Expansion at Servus Place		6. \$35M Stand Alone Aquatics Facility with no land	
	Amount	Tax Increase	Amount	Tax Increase
Building Borrowing Cost	938,311		2,397,144	
Annual Operating Cost	310,000		1,596,607	
Building Lifecycle Cost	274,000		700,000	
Total		1.6%		4.8%

Plebisite Calculations - Debt

1. \$19.5M Community Branch Library with design and land assumptions

Building Costs

- Land costs are \$1M per acre, assuming 2 acres for new branch library
- Design is assumed at \$2M
- \$19.5M consists of \$17.5M approved in charter OA-005 plus \$2M for land.
- \$500K to come from the Library Board, does not change tax increase

Annual Operating Costs

- Based off figures given from IR635.2017

Building Lifecycle Costs

- 2% of construction costs

2. \$15.5M Community Branch Library with no design and land assumptions

Building Costs

- \$15.5M consists of \$17.5M approved in charter OA-005 less \$2M for design
- \$500K to come from the Library Board, does not change tax increase

Annual Operating Costs

- Based off figures given from IR635.2017

Building Lifecycle Costs

- 2% of construction costs

3. \$20.5M Single Sheet Arena at Servus Place assumptions

Building Costs

- Based on consultants report which identified a single sheet arena at Servus Place.

Annual Operating Costs

- Based on current net cost to operate an arena, less lifecycle costs.

Building Lifecycle Cost

- 2% of construction costs

4. \$20.5M Stand Alone Arena with no land Assumptions

Building Costs

- Based on conversations with consultants who have built similar facilities in Alberta over the last 24 months.
- \$20.5M does not include land.

Annual Operating Costs

- Based on current net cost to operate an arena, less lifecycle costs.

Building Lifecycle Cost

- 2% of construction costs.

5. \$13.7M Pool Expansion at Servus Place

Building Costs

- Based on consultants report to expand the pool at Servus Place.

Annual Operating Costs

- Based on current cost estimates to operate an expanded aquatics facility at Servus Place less lifecycle.

Building Lifecycle Cost

- 2% of construction costs.

6. \$35M Stand Alone Aquatics Facility

Building Costs

- Based on conversations with consultants who have built similar facilities in Alberta over the last 24 months.
- \$35M Does not include land.

Annual Operating Costs

- Based on current net costs to operate a pool similar to Fountain Park stand alone pool, less lifecycle costs

Building Lifecycle Cost

- 2% of construction costs