

Borough owned property leased by Petro

| Parcel # | Property Description | Land Assessed Value | Improvement Assessed Value | Total Assessed Value | Taxes Paid in 2017 | Appraisal Value for Lease | Lease Amount Paid to Borough | |
|---|---|---------------------|----------------------------|----------------------|--------------------|---------------------------|------------------------------|---|
| 01.008.230 | Fuel Line Easement | \$ 13,100.00 | \$ - | \$ 13,100.00 | \$ 167.03 | \$ 61,033.00 | 10% | \$ 6,103.30 Above ground easement |
| 01.008.220 | Dock/Pier | \$ 75,300.00 | \$ 404,100.00 | \$ 479,400.00 | \$ 5,650.37 | \$ 583,000.00 | 6% | \$ 34,980.00 Submerged easement |
| 01.010.050 | Warehouse waterside next to Gas Station | \$ 70,200.00 | \$ 70,500.00 | \$ 140,700.00 | \$ 1,714.48 | \$ 285,000.00 | 10% | \$ 28,500.00 Gas station building not included in appraisal |
| 01.010.051 | Gas Station | \$ 95,000.00 | \$ 174,800.00 | \$ 269,800.00 | \$ 3,273.52 | | | |
| <i>Grey portion is what Petro wants in the exchange</i> | | | | | \$ 10,805.40 | | | |
| Owned by Harbor Enterprises | | | | | | | | \$ 70,197.82 |

| | | | | | | | |
|------------|--|---------------|---------------|-----------------|--------------|------------------|--|
| 01.010.137 | Lot 1 - Uplands off Nordic | \$ 21,800.00 | \$ - | \$ 21,800.00 | \$ 252.88 | Exchange | |
| 01.010.136 | Lot 2 - Uplands off Nordic W/ Warehouse | \$ 24,500.00 | \$ 150,000.00 | \$ 174,500.00 | \$ 2,024.21 | Exchange | |
| 01.010.135 | Lot 3 - Uplands off Nordic | \$ 27,200.00 | \$ - | \$ 27,200.00 | \$ 315.52 | Exchange | |
| 01.010.130 | Lot 4 - Uplands - corner on Nordic/Tango | \$ 29,900.00 | \$ - | \$ 29,900.00 | \$ 346.84 | Exchange | |
| 01.010.142 | Lot 5 - Uplands off Tango | \$ 35,000.00 | \$ - | \$ 35,000.00 | \$ 406.00 | Exchange | |
| 01.010.140 | Lot 6 - Uplands | \$ 35,100.00 | \$ - | \$ 35,100.00 | \$ 407.17 | Exchange | |
| 01.010.139 | Lot 7A - Uplands | \$ 33,300.00 | \$ - | \$ 33,300.00 | \$ 386.28 | Exchange | |
| 01.010.100 | Uplands Petro office/warehouse across from gas station | \$ 694,500.00 | \$ 868,700.00 | \$ 1,563,200.00 | \$ 18,133.12 | Not for exchange | |
| | | | | | \$ 22,272.02 | | |

Annual Revenue if land value and mill rate remained flat

| | |
|---------------|---------------|
| Tax revenue | \$ 33,077.42 |
| Lease Revenue | \$ 70,197.82 |
| | \$ 103,275.24 |

Annual projection if land exchange was to take place

| | | |
|---------------|--------------|-------------------------------------|
| Tax Revenue | \$ 28,938.52 | |
| Lease revenue | \$ 41,697.82 | |
| | \$ 70,636.34 | |
| | \$ 32,638.90 | Loss Borough wide |
| | \$ 4,138.90 | Loss to General Fund in Tax Revenue |
| | \$ 28,500.00 | Loss to Harbor Enterprise Fund |