

**ACQUISITION OF THE CIVIC STADIUM PROPERTIES
YMCA & POWELL DEVELOPMENT
PROPERTY TAX REVENUES
January 8, 2014**

POWELL DEVELOPMENT—CIVIC VILLAGE AT BUILD OUT

includes 49 apartments

REVENUE BENEFIT	LEVY ID	LEVY DESCRIPTION	MILL RATE	TAX AMOUNT Based on \$27,502,500 ASSESSED VALUE (*1)
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27,502,500

EUGENE SCHOOL DISTRICT 4J

3%	EUGENE SCHOOL DISTRICT 4J	8753	CE Eugene School District	4.6561	\$3,842
	EUGENE SCHOOL DISTRICT 4J	8789	CE Eugene School District LO	1.4903	\$40,987

Property Tax Revenue to 4J

\$44,829

COMMUNITY BENEFIT

	LANE COMMUNITY COLLEGE	8762	CE Lane Community College	0.6094	\$16,760
	LANE ED. SERVICE DISTRICT	8769	CE Lane Ed. Service Dist.	0.2198	\$6,045
	CITY OF EUGENE	8703	CE City of Eugene	6.8945	\$189,616
	LANE COUNTY	8715	CE Lane County	1.2591	\$34,628
	LANE COUNTY	8792	CE Lane Cty. Public Safety LO	0.5471	\$15,047
	EUGENE URBAN RENEW.	8611	Eugene Urban Renew.- Downtown	0.1627	\$2,748
	EUGENE URBAN RENEW.	8612	Eugene Urban Renew.- Riverfront	0.1091	\$3,001
	CITY OF EUGENE	8738	CE City of Eugene Bond I	0.2932	\$8,064
	CITY OF EUGENE	8785	CE City of Eugene Bond II	0.8183	\$22,505
	EUGENE SCHOOL DISTRICT 4J	8705	CE Eugene Sch. Dist. Bond I	0.0191	\$525
	EUGENE SCHOOL DISTRICT 4J	8783	CE Eugene Sch. Dist. Bond II	1.5655	\$43,055
	LANE COMMUNITY COLLEGE	8732	CE Lane Comm. College Bond II	0.2443	\$6,719
	LANE COUNTY	8722	CE Lane County Bond	0.1067	\$2,935

Property Tax Revenue to Community

\$351,648

(*1) Assuming a \$40 million dollar project, the CPR (Changed Property Ratio) is applied to the market value, The commercial portion has a value of \$35 million, applying a CPR at .6615, or an assessed value of \$23,152,500. The residential portion has a value of \$5 million, applying a CPR at .87, or an assessed value of \$4,350,000.

YMCA—DAD DEVELOPMENT AT BUILD OUT

includes 60 single family dwelling units

REVENUE BENEFIT	LEVY ID	LEVY DESCRIPTION	MILL RATE	TAX AMOUNT Based on \$15,660,000 ASSESSED VALUE (*2)
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15,660,000

EUGENE SCHOOL DISTRICT 4J

3%	EUGENE SCHOOL DISTRICT 4J	8753	CE Eugene School District	4.6561	\$2,187
	EUGENE SCHOOL DISTRICT 4J	8789	CE Eugene School District LO	1.4903	\$23,338

Property Tax Revenue to 4J

\$25,526

COMMUNITY BENEFIT

	LANE COMMUNITY COLLEGE	8762	CE Lane Community College	0.6094	\$9,543
	LANE ED. SERVICE DISTRICT	8769	CE Lane Ed. Service Dist.	0.2198	\$3,442
	CITY OF EUGENE	8703	CE City of Eugene	6.8945	\$107,968
	LANE COUNTY	8715	CE Lane County	1.2591	\$19,718
	LANE COUNTY	8792	CE Lane Cty. Public Safety LO	0.5471	\$8,568
	EUGENE URBAN RENEW.	8611	Eugene Urban Renew.- Downtown	0.1627	\$1,565
	EUGENE URBAN RENEW.	8612	Eugene Urban Renew.- Riverfront	0.1091	\$1,709
	CITY OF EUGENE	8738	CE City of Eugene Bond I	0.2932	\$4,592
	CITY OF EUGENE	8785	CE City of Eugene Bond II	0.8183	\$12,815
	EUGENE SCHOOL DISTRICT 4J	8705	CE Eugene Sch. Dist. Bond I	0.0191	\$299
	EUGENE SCHOOL DISTRICT 4J	8783	CE Eugene Sch. Dist. Bond II	1.5655	\$24,516
	LANE COMMUNITY COLLEGE	8732	CE Lane Comm. College Bond II	0.2443	\$3,826
	LANE COUNTY	8722	CE Lane County Bond	0.1067	\$1,671

Property Tax Revenue to Community

\$200,229

(*2) Assuming a \$18 million dollar project, the CPR (Changed Property Ratio) is applied to the market value, i.e. new assessed value in this case, assuming the value of \$18 million were applied in 2013 the CPR is .87, or an assessed value of \$15,660,000