

Lennar's Request to the City of Woodstock for \$1.8 Million Reduction in Impact Fees

Three-Bedroom Homes	160
Four-Bedroom Homes	129
Total	289

Current Impact Fees

	Water	Sewer	School	Park	Library	Street	Police	Fire	Total
3-Bed	\$ 3,395	\$ 5,225	\$ 3,378	\$ 2,734	\$ 261	\$ 246	\$ 391	\$ 130	\$ 15,760
4-Bed	\$ 3,395	\$ 5,225	\$ 5,629	\$ 3,549	\$ 339	\$ 246	\$ 508	\$ 169	\$ 19,060

Resulting Impact Fees (total with proposed units)

	Water	Sewer	School	Park	Library	Street	Police	Fire	Total
3-Bed	\$ 543,200	\$ 836,000	\$ 540,480	\$ 437,440	\$ 41,760	\$ 39,360	\$ 62,560	\$ 20,800	\$ 2,521,600
4-Bed	\$ 437,955	\$ 674,025	\$ 726,141	\$ 457,821	\$ 43,731	\$ 31,734	\$ 65,532	\$ 21,801	\$ 2,458,740
Total	\$ 981,155	\$ 1,510,025	\$ 1,266,621	\$ 895,261	\$ 85,491	\$ 71,094	\$ 128,092	\$ 42,601	\$ 4,980,340

Proposed Reduction

	25%	25%	0%	100%	100%	100%	100%	100%	0%	Total
	Water	Sewer	School	Park	Library	Street	Police	Fire		
3-Bed	\$ 849	\$ 1,306	\$ -	\$ 2,734	\$ 261	\$ 246	\$ 391	\$ -	\$ -	\$ 5,787
4-Bed	\$ 849	\$ 1,306	\$ -	\$ 3,549	\$ 339	\$ 246	\$ 508	\$ -	\$ -	\$ 6,797

Resulting Impact Fees (total with proposed units)

	Water	Sewer	School	Park	Library	Street	Police	Fire	Total
3-Bed	\$ 407,400	\$ 627,000	\$ 540,480	\$ -	\$ -	\$ -	\$ -	\$ 20,800	\$ 1,595,680
4-Bed	\$ 328,466	\$ 505,519	\$ 726,141	\$ -	\$ -	\$ -	\$ -	\$ 21,801	\$ 1,581,927
Total	\$ 735,866	\$ 1,132,519	\$ 1,266,621	\$ -	\$ -	\$ -	\$ -	\$ 42,601	\$ 3,177,607

Requested

by Lennar	\$ 245,289	\$ 377,506	\$ -	\$ 895,261	\$ 85,491	\$ 71,094	\$ 128,092	\$ -	\$ 1,802,733
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