

N Richmond Avenue and Crawford Street Local Improvement District
Apportionment Worksheet and Petition Evaluation
Prepared by the Local Improvement District Administrator on 5/17/24

STATE_ID	RNO	PROPERTYID	OWNER	SITEADDR	Total S.F.	Assessable S.F.	LID Estimate	Percent LID	Rate/S.F.	RMV	Ratio	Notes
Assessable Properties in Assessment Zone 'A'												
1N1W12CA 200	R739100250	R263874	STEEL HAMMER PROPERTIES LLC	8524 W/ N CRAWFORD ST	320,111	320,111	\$1,356,689.86	9.71%	\$4.24	\$5,998,000	4.4	
1N1W12CA 300	R739100380	R263875	STEEL HAMMER PROPERTIES LLC	8524 W/ N CRAWFORD ST	57,067	57,067	\$241,860.54	1.73%	\$4.24	\$954,570	3.9	
Assessable Properties in Assessment Zone 'B'												
1N1W12BD 5500	R739101320	R263881	AFF II PORTLAND LLC	8524 WI/ N CRAWFORD ST	98,000	98,000	\$1,779,542.18	12.74%	\$18.16	\$2,369,012	1.3	
1N1W12BD 5600	R739101160	R263880	AFF II PORTLAND LLC	8524 WI/ N CRAWFORD ST	6,000	6,000	\$108,951.56	0.78%	\$18.16	\$145,042	1.3	W
1N1W12BD 5700	R739101000	R263878	AFF II PORTLAND LLC	8424 N CRAWFORD ST	45,999	45,999	\$835,277.15	5.98%	\$18.16	\$1,111,961	1.3	W
1N1W12BD 5800	R739100840	R263876	AFF II PORTLAND LLC	8524 WI/ N CRAWFORD ST	26,001	26,001	\$472,141.60	3.38%	\$18.16	\$628,538	1.3	W
1N1W12BD 5900	R739100920	R263877	AFF II PORTLAND LLC	8524 N CRAWFORD ST	19,999	19,999	\$363,153.72	2.60%	\$18.16	\$483,448	1.3	W
Assessable Properties in Assessment Zone 'C'												
1N1W12BD 4300	R426000250	R192056	ST JOHNS REAL ESTATE LLC	8435 WI/ N CRAWFORD ST	45,928	45,928	\$545,129.46	3.90%	\$11.87	\$624,993	1.1	
1N1W12BD 4400	R426000210	R192054	ST JOHNS REAL ESTATE LLC	8435 WI/ N CRAWFORD ST	12,980	12,980	\$154,062.45	1.10%	\$11.87	\$176,633	1.1	
1N1W12BD 4500	R426000170	R192053	ST JOHNS REAL ESTATE LLC	8435 N CRAWFORD ST	22,964	22,964	\$272,564.73	1.95%	\$11.87	\$312,497	1.1	
1N1W12BD 4600	R426000230	R192055	ST JOHNS REAL ESTATE LLC	8435 WI/ N CRAWFORD ST	9,985	9,985	\$118,514.15	0.85%	\$11.87	\$135,877	1.1	
Assessable Property in Assessment Zone 'D'												
1N1W12BD 4700	R426000130	R192050	NORTH CRAWFORD PARTNERS LLC	8305 N CRAWFORD ST	39,338	39,338	\$4,515,306.44	32.32%	\$114.78	\$3,164,030	0.7	
Assessable Property in Assessment Zone 'E'												
1N1W12BD 5400	R426000010	R192045	PETERSEN,WAYNE E	6729 N RICHMOND AVE	39,938	39,938	\$1,868,525.74	13.38%	\$46.79	\$3,201,150	1.7	
Assessable Properties in Assessment Zone 'F'												
1N1W12AC 16400	R961120320	R324104	CATHEDRAL PARK PROPERTIES LLC	6636 N RICHMOND AVE	9,648	9,648	\$384,981.92	2.76%	\$39.90	\$723,970	1.9	
1N1W12DB 5100	R961120330	R324105	MAINLAND NORTH RICHMOND LLC	6620 N RICHMOND AVE	23,694	23,694	\$945,456.21	6.77%	\$39.90	\$800,000	0.8	X
Assessable Properties in Assessment Zone 'G'												
1N1W12CA 100	R739100180	R263873	METRO	SWC/ BRADFORD & N	27,297	27,297	\$914.87	0.01%	\$0.03	\$248,220	271.3	
1N1W12DB 5400	R961120410	R324112	METRO	SEC/ RICHMOND & N	213,069	213,069	\$7,141.13	0.05%	\$0.03	\$437,750	61.3	
TOTAL:					1,018,018	1,018,018	\$13,970,213.71	100.00%	\$13.72	\$21,515,690	1.5	
			2 Assessable Properties in Assessment Zone 'A'		377,178	377,178	\$1,598,550.40	11.44%	\$4.24	\$6,952,570	4.3	
			1 Assessable Property in Assessment Zone 'D'		39,338	39,338	\$4,515,306.44	32.32%	\$114.78	\$3,164,030	0.7	
			2 Assessable Properties in Assessment Zone 'F'		33,342	33,342	\$1,330,438.13	9.52%	\$39.90	\$1,523,970	1.1	
			2 Assessable Properties in Assessment Zone 'G'		240,366	240,366	\$8,056.00	0.06%	\$4.24	\$685,970	85.2	
			7 Subtotal - Petition Support		690,224	690,224	\$7,452,350.97	53.34%	\$10.80	\$12,326,540	1.7	
			3 Assessable Properties in Assessment Zone 'C'		45,929	45,929	\$545,141.33	3.90%	\$11.87	\$625,007	1.1	
			1 Assessable Property in Assessment Zone 'E'		39,938	39,938	\$1,868,525.74	13.38%	\$46.79	\$3,201,150	1.7	
			4 Subtotal - Waiver of Remonstrance Support		85,867	85,867	\$2,413,667.07	17.28%	\$28.11	\$3,826,157	1.6	
			5 Assessable Properties in Assessment Zone 'B'		195,999	195,999	\$3,559,066.21	25.48%	\$18.16	\$4,738,000	1.3	
			1 Assessable Property in Assessment Zone 'C'		45,928	45,928	\$545,129.46	3.90%	\$11.87	\$624,993	1.1	
			6 Subtotal - No Support		241,927	241,927	\$4,104,195.67	29.38%	\$16.96	\$5,362,993	1.3	
			17 Total		1,018,018	1,018,018	\$13,970,213.71	100.00%	\$13.72	\$21,515,690	1.5	
Notes:												
W - Current or previous owner of property has tendered a waiver of remonstrance for this property. X - Current or previous owner of property has tendered a waiver of remonstrance for the eastern portion of this adjacent to 8102 N Crawford St.; however this is moot because property owner has tendered petition support for this project.												