GRAND PRAIRIE PUBLIC IMPROVEMENT DISTRICT NO. 1
Westchester
Five Year Service Plan 2018 - 2022 BUDGET

Income based on Assessment Rate of $0.11 per $100 of appraised value.
Service Plan projects a 2% increase in assessed value per year.

INCOME:	Value	Assess Rate	Revenue
Appraised Value	$809,976,140	$ 0.11	$ 890,974

Description	**Account**	**2018**	**2019**	**2020**	**2021**	**2022**
Beginning Balance (Estimated)		**$ 376,000**	**$ 116,296**	**$ 33,391**	**$ 177,107**	**$ 313,808**
P.I.D. Assessment	42620	$ 890,974	$ 908,793	$ 926,969	$ 945,509	$ 964,419
City Contribution	49780	33,500	33,500	33,500	33,500	33,500
TOTAL INCOME		**$ 924,474**	**$ 942,293**	**$ 960,469**	**$ 979,009**	**$ 997,919**
Amount Available		**$ 1,300,474**	**$ 1,058,590**	**$ 993,861**	**$ 1,156,116**	**$ 1,311,727**

EXPENSES:						
Description		**2018**	**2019**	**2020**	**2021**	**2022**
Office Supplies	60020	$ 105	$ 110	$ 115	$ 121	$ 127
Decorations	60132	11,000	11,000	11,000	11,000	11,000
Beautification*	60490	75,000	100,000	100,000	200,000	200,000
Wall Maintenance**	60776	50,000	50,000	50,000	50,000	50,000
Mowing Contractor	61225	208,518	218,944	229,891	241,386	253,455
Tree Services	61226	65,000	65,000	68,250	71,663	75,246
Collection Service ($2.75/Acct)	61380	9,094	9,094	9,094	9,094	9,094
Misc.	61485	1,000	1,000	1,000	1,000	1,000
Admin./Management	61510	24,000	24,000	26,400	26,400	28,800
Postage	61520	50	50	50	50	50
Electric Power	62030	6,000	6,300	6,615	6,946	7,293
Water Utility	62035	102,000	107,100	112,455	118,078	123,982
Irrigation System Maint.	63065	35,000	38,500	41,850	46,035	50,639
Decorative Lighting Maintenance	63146	5,000	5,250	5,513	5,789	6,078
Property Insurance Premium	64080	2,600	2,730	2,867	3,010	3,160
Liability Insurance Premium	64090	1,500	1,575	1,654	1,736	1,823
Fencing**	68061	400,000	200,000	150,000	50,000	50,000
Amortization of Fiscal Fee	91020	45	45	-	-	-
Interest Expense Bonds	91070	13,266	4,500	-	-	-
Principal Pmts Bonds	95015	175,000	180,000	-	-	-
TOTAL EXPENSES		**$ 1,184,178**	**$ 1,025,198**	**$ 816,754**	**$ 842,308**	**$ 871,747**
Ending Balance		**$ 116,296**	**$ 33,391**	**$ 177,107**	**$ 313,808**	**$ 439,980**

Avg. Annual Assessment by Home Value:

Value	Yrly Assmnt.
$75,000	$83
$100,000	$110
$125,000	$138
$150,000	$165
$175,000	$193
$200,000	$220
$225,000	$248
$250,000	$275
$275,000	$303
$300,000	$330

Avg. Property Value:	$ 244,928
Avg. Property Assessment:	$ 269
No. of Properties:	3,307

*Flowerbed renovations
**Retaining wall and concrete wall repairs/replacements