

**Town of Cape Elizabeth, Maine**

**Tax Impact**

		<b><u>From:</u></b>			<b><u>To (w/HVAC):</u></b>	
		<b><u>Option A</u></b>			<b><u>Option A</u></b>	
<b>Amount</b>	\$36,562,500	\$0	\$36,562,500	\$36,562,500	\$0	\$36,562,500
	Renovations	Construction		Renovations	Construction	
<b>Term</b>	20 Years	30 Years	Consolidated	20 Years	30 Years	Consolidated
<b>Rate</b>	3.25%	3.50%		3.25%	3.50%	
<b>% of Option</b>	100.00%	0.00%	100.00%	100.00%	0.00%	100.00%
<b>Total Interest</b>	\$13,732,059	\$0	\$13,732,059	\$13,732,059	\$0	\$13,732,059
<b>Total Debt Service</b>	\$50,294,559	\$0	\$50,294,559	\$50,294,559	\$0	\$50,294,559
<b>Annual Payment</b>	\$2,514,728	\$0	\$2,514,728	\$2,514,728	\$0	\$2,514,728
<b>Tax Increase</b>			6.24%			6.24%
		<b><u>Option B</u></b>			<b><u>Option B</u></b>	
<b>Amount</b>	\$47,891,363	\$16,671,541	\$64,562,904	\$81,206,783	\$16,671,541	\$97,878,324
	Renovations	Construction		Renovations	Construction	
<b>Term</b>	20 Years	30 Years	Consolidated	20 Years	30 Years	Consolidated
<b>Rate</b>	3.25%	3.50%		3.25%	3.50%	
<b>% of Option</b>	74.18%	25.82%	100.00%	100.00%	0.00%	100.00%
<b>Total Interest</b>	\$17,986,927	\$10,522,077	\$28,509,004	\$30,499,455	\$10,522,077	\$41,021,532
<b>Total Debt Service</b>	\$65,878,290	\$27,193,618	\$93,071,908	\$111,706,238	\$27,193,618	\$138,899,856
<b>Annual Payment</b>	\$3,293,915	\$906,454	\$4,200,369	\$5,585,312	\$906,454	\$6,491,766
<b>Tax Increase</b>			10.42%			16.10%
		<b><u>Option C</u></b>			<b><u>Option C</u></b>	
<b>Amount</b>	\$73,507,268	\$42,605,695	\$116,112,963	\$100,658,301	\$42,605,695	\$143,263,996
	Renovations	Construction		Renovations	Construction	
<b>Term</b>	20 Years	30 Years	Consolidated	20 Years	30 Years	Consolidated
<b>Rate</b>	3.25%	3.50%		3.25%	3.50%	
<b>% of Option</b>	63.31%	36.69%	100.00%	70.26%	29.74%	100.00%
<b>Total Interest</b>	\$27,607,689	\$26,890,157	\$54,497,846	\$37,805,011	\$26,890,157	\$64,695,168
<b>Total Debt Service</b>	\$101,114,957	\$69,495,852	\$170,610,809	\$138,463,312	\$69,495,852	\$207,959,164
<b>Annual Payment</b>	\$5,055,748	\$2,316,528	\$7,372,276	\$6,923,166	\$2,316,529	\$9,239,695
<b>Tax Increase</b>			18.29%			22.92%
		<b><u>Option D</u></b>			<b><u>Option D</u></b>	
<b>Amount</b>	\$55,398,521	\$83,502,665	\$138,901,186	\$83,724,695	\$83,502,665	\$167,227,360
	Renovations	Construction		Renovations	Construction	
<b>Term</b>	20 Years	30 Years	Consolidated	20 Years	30 Years	Consolidated
<b>Rate</b>	3.25%	3.50%		3.25%	3.50%	
<b>% of Option</b>	39.88%	60.12%	100.00%	50.07%	49.93%	100.00%
<b>Total Interest</b>	\$20,806,448	\$52,701,869	\$73,508,317	\$31,445,127	\$52,701,869	\$84,146,996
<b>Total Debt Service</b>	\$76,204,969	\$136,204,534	\$212,409,503	\$115,169,822	\$136,204,534	\$251,374,356
<b>Annual Payment</b>	\$3,810,249	\$4,540,151	\$8,350,400	\$5,758,491	\$4,540,151	\$10,298,642
<b>Tax Increase</b>			20.71%			25.55%
		<b><u>Option E.1</u></b>			<b><u>Option E.1</u></b>	
<b>Amount</b>	\$33,954,824	\$76,977,386	\$110,932,210	\$63,826,795	\$76,977,386	\$140,804,181
	Renovations	Construction		Renovations	Construction	
<b>Term</b>	20 Years	30 Years	Consolidated	20 Years	30 Years	Consolidated
<b>Rate</b>	3.25%	3.50%		3.25%	3.50%	
<b>% of Option</b>	30.61%	69.39%	100.00%	45.33%	54.67%	100.00%
<b>Total Interest</b>	\$12,752,674	\$48,583,504	\$61,336,179	\$23,971,920	\$48,583,504	\$72,555,425
<b>Total Debt Service</b>	\$46,707,498	\$125,560,890	\$172,268,389	\$87,798,715	\$125,560,890	\$213,359,606
<b>Annual Payment</b>	\$2,335,375	\$4,185,364	\$6,520,739	\$4,389,936	\$4,185,363	\$8,575,299
<b>Tax Increase</b>			16.18%			21.27%

**Town of Cape Elizabeth, Maine**

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		<u>From:</u>			<u>To (w/HVAC):</u>		
		<b><u>Option E.2</u></b>				<b><u>Option E.2</u></b>	
<b>Amount</b>	\$52,962,356	\$82,490,675	\$135,453,031	\$78,976,335	\$82,490,675	\$161,467,010	
	Renovations	Construction	Consolidated	Renovations	Construction	Consolidated	
<b>Term</b>	20 Years	30 Years		20 Years	30 Years		
<b>Rate</b>	3.25%	3.50%		3.25%	3.50%		
<b>% of Option</b>	39.10%	60.90%	100.00%	48.91%	51.09%	100.00%	
<b>Total Interest</b>	\$19,891,479	\$52,063,162	\$71,954,641	\$29,661,749	\$52,063,162	\$81,724,911	
<b>Total Debt Service</b>	\$72,853,835	\$134,553,837	\$207,407,672	\$108,638,084	\$134,553,837	\$243,191,921	
<b>Annual Payment</b>	\$3,642,692	\$4,485,128	\$8,127,820	\$5,431,904	\$4,485,128	\$9,917,032	
<b>Tax Increase</b>			20.16%			24.60%	
		<b><u>Option F.1</u></b>				<b><u>Option F.1</u></b>	
<b>Amount</b>	\$38,271,920	\$76,875,520	\$115,147,440	\$67,280,104	\$76,875,520	\$144,155,624	
	Renovations	Construction	Consolidated	Renovations	Construction	Consolidated	
<b>Term</b>	20 Years	30 Years		20 Years	30 Years		
<b>Rate</b>	3.25%	3.50%		3.25%	3.50%		
<b>% of Option</b>	33.24%	66.76%	100.00%	46.67%	53.33%	100.00%	
<b>Total Interest</b>	\$14,374,079	\$48,519,213	\$62,893,292	\$25,268,906	\$48,519,213	\$73,788,119	
<b>Total Debt Service</b>	\$52,645,999	\$125,394,733	\$178,040,732	\$92,549,010	\$125,394,733	\$217,943,743	
<b>Annual Payment</b>	\$2,632,300	\$4,179,825	\$6,812,125	\$4,627,450	\$4,179,825	\$8,807,275	
<b>Tax Increase</b>			16.90%			21.85%	
		<b><u>Option F.2</u></b>				<b><u>Option F.2</u></b>	
<b>Amount</b>	\$48,291,791	\$86,343,781	\$134,635,572	\$74,092,299	\$86,343,781	\$160,436,080	
	Renovations	Construction	Consolidated	Renovations	Construction	Consolidated	
<b>Term</b>	20 Years	30 Years		20 Years	30 Years		
<b>Rate</b>	3.25%	3.50%		3.25%	3.50%		
<b>% of Option</b>	35.87%	64.13%	100.00%	46.18%	53.82%	100.00%	
<b>Total Interest</b>	\$18,137,319	\$54,495,011	\$72,632,330	\$27,827,414	\$54,490,011	\$82,317,425	
<b>Total Debt Service</b>	\$66,429,110	\$140,838,792	\$207,267,902	\$101,919,713	\$140,833,792	\$242,753,505	
<b>Annual Payment</b>	\$3,321,456	\$4,694,626	\$8,016,082	\$5,095,986	\$4,694,927	\$9,790,913	
<b>Tax Increase</b>			19.89%			24.29%	
		<b><u>Option G</u></b>				<b><u>Option G</u></b>	
<b>Amount</b>	\$29,227,214	\$148,964,860	\$178,192,074	\$45,523,289	\$155,712,031	\$201,235,320	
	Renovations	Construction	Consolidated	Renovations	Construction	Consolidated	
<b>Term</b>	20 Years	30 Years		20 Years	30 Years		
<b>Rate</b>	3.25%	3.50%		3.25%	3.50%		
<b>% of Option</b>	16.40%	83.60%	100.00%	22.62%	77.38%	100.00%	
<b>Total Interest</b>	\$10,977,090	\$94,017,675	\$104,994,765	\$17,097,531	\$98,276,084	\$115,373,615	
<b>Total Debt Service</b>	\$40,204,304	\$242,982,535	\$283,186,839	\$62,620,820	\$253,988,115	\$316,608,935	
<b>Annual Payment</b>	\$2,010,216	\$8,099,418	\$10,109,634	\$3,131,041	\$8,466,271	\$11,597,312	
<b>Tax Increase</b>			25.08%			28.77%	
		<b><u>Option Colby Simons</u></b>				<b><u>Option Colby Simons</u></b>	
<b>Amount</b>	\$29,227,234	\$157,646,206	\$186,873,440	\$45,523,289	\$164,393,378	\$209,916,667	
	Renovations	Construction	Consolidated	Renovations	Construction	Consolidated	
<b>Term</b>	20 Years	30 Years		20 Years	30 Years		
<b>Rate</b>	3.25%	3.50%		3.25%	3.50%		
<b>% of Option</b>	15.64%	84.36%	100.00%	21.69%	78.31%	100.00%	
<b>Total Interest</b>	\$10,977,089	\$99,496,820	\$110,473,909	\$17,097,531	\$103,755,229	\$120,852,761	
<b>Total Debt Service</b>	\$40,204,323	\$257,143,026	\$297,347,349	\$62,620,820	\$268,148,607	\$330,769,428	
<b>Annual Payment</b>	\$2,010,215	\$8,571,434	\$10,581,649	\$3,131,041	\$8,938,287	\$12,069,328	
<b>Tax Increase</b>			26.25%			29.94%	