

Church Street Marketplace District: Common Area Fee Chart - ATTACHMENT A																					
West Side	Property Owner	Sq. Ft	FY '94	FY '00	FY'01	FY'02	FY03	FY04	FY05	FY06	FY07	FY08	FY09	FY10 & FY11	FY11	FY12	FY13	FY14	FY15	FY16	FY17, FY18, FY19, FY20
	Fee Per S.F.		1.69	1.75	1.94	1.78	1.81	2.03	\$ 2.07	\$ 2.14	\$ 2.27	\$ 2.39	\$ 2.49	\$ 2.56	\$ 2.56	\$ 2.60	\$ 2.68	\$ 2.75	\$ 2.80	\$ 2.84	\$ 2.87
1-7	One Church St.	8,400	14,230.00	14,726.00	16,263.39	14,947.00	15,171.21	17,067.61	17,408.96	17,974.75	19,053.23	20,053.53	20,955.94	21,479.84	21,479.84	21,802.03	22,510.60	23,073.36	23,534.83	23,887.85	24,126.73
11-17	Prelco, Inc.	5,102	8,711.00	8,945.00	9,878.86	9,079.00	9,215.19	10,367.08	10,574.42	10,918.09	11,573.18	12,180.77	12,728.91	13,047.13	13,047.13	13,242.14	13,672.51	14,014.32	14,294.61	14,509.03	14,654.12
19-21	CMG Partnership	7,318	11,950.00	12,829.00	14,168.35	13,021.00	13,216.32	14,868.35	15,165.72	15,658.61	16,598.12	17,469.53	18,255.65	18,712.05	18,712.05	18,993.72	19,611.02	20,101.30	20,503.32	20,810.87	21,018.98
23	Handy	1,792	3,036.00	3,141.00	3,468.92	3,188.00	3,235.82	3,640.30	3,713.10	3,833.78	4,063.81	4,277.16	4,469.63	4,581.37	4,581.37	4,651.10	4,802.26	4,922.32	5,020.76	5,096.08	5,147.04
25-27	Handy	3,944	6,681.00	6,914.00	7,635.82	7,018.00	7,123.27	8,013.68	8,173.95	8,439.61	8,945.98	9,415.65	9,839.35	10,085.33	10,085.33	10,236.57	10,569.26	10,833.49	11,050.16	11,215.92	11,328.08
29-35	Nick-Morrissey LLC	16,665	26,605.00	29,215.00	32,265.05	29,653.00	30,097.80	33,860.02	34,537.22	35,659.68	37,799.26	39,783.72	41,573.99	42,613.34	42,613.34	43,253.68	44,659.42	45,775.91	46,691.42	47,391.80	47,865.71
57-59	Dana	3,160	5,279.00	5,539.00	6,117.27	5,622.00	5,706.33	6,419.62	6,548.01	6,760.82	7,166.47	7,542.71	7,882.14	8,079.19	8,079.19	8,201.72	8,468.27	8,679.98	8,853.58	8,986.38	9,076.25
61-69	Dot Real Estate	4,500	7,623.00	7,889.00	8,712.61	8,007.00	8,127.11	9,142.99	9,325.85	9,628.94	10,206.68	10,742.53	11,225.94	11,506.59	11,506.59	11,679.66	12,059.25	12,360.73	12,607.95	12,797.06	12,925.04
71-75	Miller	3,834	6,495.00	6,721.00	7,422.67	6,822.00	6,924.33	7,789.87	7,945.67	8,203.90	8,696.14	9,152.68	9,564.56	9,803.67	9,803.67	9,951.07	10,274.48	10,531.34	10,741.97	10,903.10	11,012.13
81-91	Howard Opera House	14,415	24,419.00	25,270.00	27,908.19	25,649.00	26,033.74	29,287.95	29,873.71	30,844.61	32,695.28	34,411.79	35,960.32	36,859.32	36,859.32	37,413.85	38,629.80	39,595.54	40,387.45	40,993.26	41,403.20
93-95	Howard Opera House	2,885	4,887.00	5,058.00	5,586.06	5,134.00	5,211.01	5,862.39	5,979.63	6,173.97	6,544.41	6,887.99	7,197.95	7,377.90	7,377.90	7,487.96	7,731.32	7,924.60	8,083.09	8,204.34	8,286.38
97	Flynn Estate	966	1,636.00	1,694.00	1,870.85	1,719.00	1,744.79	1,962.88	2,002.14	2,067.21	2,191.24	2,306.28	2,410.07	2,470.32	2,470.32	2,507.23	2,588.72	2,653.44	2,706.51	2,747.10	2,774.57
99-101	Berger	2,310	3,913.00	4,049.00	4,471.72	4,110.00	4,171.65	4,693.11	4,786.97	4,942.54	5,239.10	5,514.15	5,762.29	5,906.34	5,906.34	5,995.56	6,190.41	6,345.18	6,472.08	6,569.16	6,634.85
103-105	Grand View Farms	1,846	3,144.00	3,237.00	3,574.94	3,286.00	3,335.29	3,752.20	3,827.25	3,951.63	4,188.73	4,408.64	4,607.03	4,722.20	4,722.20	4,791.26	4,946.97	5,070.65	5,172.06	5,249.64	5,302.14
107-109	King	1,200	2,033.00	2,103.00	2,322.55	2,135.00	2,167.03	2,437.90	2,486.66	2,567.48	2,721.53	2,864.41	2,993.30	3,068.14	3,068.14	3,114.58	3,215.80	3,296.19	3,362.12	3,412.55	3,446.68
111	Fuller	1,350	3,981.00	2,367.00	2,614.11	2,403.00	2,439.05	2,743.93	2,798.80	2,889.77	3,063.15	3,223.97	3,369.05	3,453.27	3,453.27	3,503.90	3,617.77	3,708.22	3,782.38	3,839.12	3,877.51
113-115	Fuller	1,000	1,670.00	1,753.00	1,936.01	1,779.00	1,805.69	2,031.40	2,072.02	2,139.36	2,267.73	2,386.78	2,494.19	2,556.54	2,556.54	2,595.48	2,679.83	2,746.83	2,801.77	2,843.79	2,872.23
117	Grand View Farms	1,705	2,853.00	2,989.00	3,301.05	3,034.00	3,079.51	3,464.45	3,533.74	3,648.58	3,867.50	4,070.54	4,253.72	4,360.06	4,360.06	4,425.29	4,569.12	4,683.34	4,777.01	4,848.67	4,897.15
123-129	131 Church LLC	7,623	14,946.00	13,365.00	14,760.31	13,565.00	13,768.48	15,489.53	15,799.33	16,312.80	17,291.57	18,199.38	19,018.35	19,493.81	19,493.81	19,785.35	20,428.37	20,939.08	21,357.86	21,678.23	21,895.01
East Side	Property Owner	Sq. Ft	FY '94	FY '00	CAF	CAF	FY03	FY04	FY05	FY06	FY07	FY08	FY09	FY10 & FY11	FY11	FY12	FY13	FY14	FY15	FY16	FY17, FY18, FY19, FY20
2-10	Two Church St.	12,802	20,942.00	22,443.00	24,786.05	22,780.00	23,121.70	26,011.91	26,532.15	27,394.45	29,038.11	30,562.61	31,937.93	32,736.38	32,736.38	33,227.34	34,307.23	35,164.91	35,868.20	36,406.23	36,770.29
12-14	Eastman	1,876	3,178.00	3,288.00	3,631.27	3,337.00	3,387.06	3,810.44	3,886.65	4,012.96	4,253.74	4,477.06	4,678.53	4,795.49	4,795.49	4,869.12	5,027.37	5,153.05	5,256.11	5,334.95	5,388.30
16-18	Eastman	1,850	3,073.00	3,243.00	3,581.57	3,292.00	3,341.38	3,759.05	3,834.23	3,958.85	4,196.38	4,416.69	4,615.44	4,730.82	4,730.82	4,801.64	4,957.69	5,081.63	5,183.27	5,261.02	5,313.63
20-26	Chioffi	3,198	5,417.00	5,607.00	6,192.37	5,691.00	5,776.37	6,498.41	6,628.38	6,843.80	7,254.43	7,635.29	7,978.87	8,178.35	8,178.35	8,300.35	8,570.11	8,784.36	8,960.05	9,094.45	9,185.39
28	Perkins	1,380	2,727.00	2,420.00	2,672.65	2,456.00	2,492.84	2,804.45	2,860.53	2,953.50	3,130.71	3,295.07	3,443.35	3,529.44	3,529.44	3,581.76	3,698.17	3,790.62	3,866.44	3,924.43	3,963.68
30	Read	1,560	3,083.00	2,735.00	3,020.53	2,776.00	2,817.64	3,169.85	3,233.24	3,338.32	3,538.62	3,724.40	3,892.00	3,989.30	3,989.30	4,048.95	4,180.54	4,285.05	4,370.75	4,436.32	4,480.68
32	Mindy Dola LLC	1,890	3,202.00	3,313.00	3,658.88	3,363.00	3,413.45	3,840.13	3,916.93	4,044.23	4,286.88	4,511.94	4,714.98	4,832.86	4,832.86	4,905.46	5,064.88	5,191.51	5,295.34	5,374.77	5,428.51
34-36	Grand View Farms	2,108	3,571.00	3,696.00	4,081.86	3,751.00	3,807.27	4,283.17	4,368.84	4,510.82	4,781.47	5,032.50	5,258.96	5,390.44	5,390.44	5,471.27	5,649.09	5,790.32	5,906.12	5,994.71	6,054.66
38-44	Grand View Farms	5,264	8,917.00	9,228.00	10,191.40	9,366.42	9,506.92	10,695.28	10,909.19	11,263.74	11,939.56	12,566.39	13,131.87	13,460.17	13,460.17	13,662.61	14,106.64	14,459.31	14,748.49	14,969.72	15,119.42
46-50	Frank	4,836	8,192.00	8,478.00	9,363.10	8,605.17	8,734.25	9,826.03	10,022.55	10,348.28	10,969.18	11,545.06	12,064.59	12,366.20	12,366.20	12,551.74	12,959.67	13,283.67	13,549.34	13,752.58	13,890.10
52-54	Bouchett	6,016	10,191.00	10,546.00	11,647.00	10,704.00	10,864.56	12,222.63	12,467.08	12,872.26	13,644.60	14,360.94	15,007.18	15,382.36	15,382.36	15,614.41	16,121.88	16,524.92	16,855.42	17,108.25	17,279.34
56-58	Dana	6,016	10,191.00	10,546.00	11,647.00	10,704.00	10,864.56	12,222.63	12,467.08	12,872.26	13,644.60	14,360.94	15,007.18	15,382.36	15,382.36	15,614.41	16,121.88	16,524.92	16,855.42	17,108.25	17,279.34
62	City of Burl./CSM	529	896.00	928.00	1,024.88	942.00	956.13	1,075.65	1,097.16	1,132.82	1,200.79	1,263.83	1,320.70	1,353.72	1,353.72	1,373.01	1,417.63	1,453.07	1,482.13	1,504.37	1,519.41
66-78	Wood	6,890	12,034.00	12,079.00	13,340.05	12,260.00	12,443.90	13,999.39	14,279.38	14,743.45	15,628.06	16,448.54	17,188.72	17,618.44	17,618.44	17,882.86	18,464.05	18,925.65	19,304.17	19,593.73	19,789.67
80-84	WEW Vt. Partnership	3,708	6,281.00	6,500.00	7,178.60	6,598.00	6,696.97	7,534.09	7,684.77	7,934.53	8,410.60	8,852.16	9,250.50	9,481.77	9,481.77	9,624.04	9,936.82	10,185.24	10,388.95	10,544.78	10,650.23
86-88	Grand View Farms	1,554	2,633.00	2,725.00	3,009.49	2,766.00	2,807.49	3,158.43	3,221.59	3,326.30	3,525.87	3,710.98	3,877.98	3,974.93	3,974.93	4,033.38	4,164.46	4,268.57	4,353.94	4,419.25	4,463.45
90-96	William Kiendl	8,372	15,782.00	14,676.00	16,208.17	14,896.00	15,119.44	17,009.37	17,349.56	17,913.42	18,988.22	19,985.10	20,884.43	21,406.55	21,406.55	21,729.36	22,435.56	22,996.45	23,456.38	23,808.23	24,046.31
98-100	St. Albans	3,618	6,129.00	6,343.00	7,005.21	6,438.00	6,535.00	7,352.00	7,499.00	7,743.00	8,208.00	8,639.00	9,028.00	9,254.00	9,254.00	9,390.45	9,695.64	9,938.03	10,136.79	10,288.84	10,391.73
102	Pomerleau	1,752	3,740.00	3,071.00	3,391.61	3,117.00	3,163.76	3,559.22	3,630.41	3,748.40	3,973.30	4,181.90	4,370.08	4,479.34	4,479.34	4,547.28	4,695.07	4,812.44	4,908.69	4,982.32	5,032.15
104-106	St. Albans	2,080	3,524.00	3,646.00	4,026.64	3,701.00	3,756.52	4,226.08	4,310.60	4,450.70	4,717.74	4,965.42	5,188.86	5,318.58	5,318.58	5,398.60	5,574.05	5,713.40	5,827.67	5,915.09	5,974.24
108-110	Pomerleau	2,640	4,472.00	4,628.00	5,111.16	4,697.00	4,767.46	5,363.39	5,470.65	5,648.45	5,987.36	6,301.69	6,585.27	6,749.90	6,749.90	6,852.07	7,074.76	7,251.63	7,396.66	7,507.61	7,582.69
112	Berger	1,560	2,643.00	2,735.00	3,020.53	2,776.00	2,817.64	3,169.85	3,233.24	3,338.32	3,538.62	3,724.40	3,892.00	3,989.30	3,989.30	4,04					

156	Furst	1,587	2,688.00	2,782.00	3,072.44	2,824.00	2,866.36	3,224.66	3,289.15	3,396.05	3,599.81	3,788.80	3,959.29	4,058.28	4,058.28	4,119.03	4,252.90	4,359.22	4,446.40	4,513.10	4,558.23
	SUBTOTAL	194,267	333,221.00	340,346.00	375,878.09	345,451.59	350,633.79	394,463.14	402,352.37	415,429.10	440,355.27	463,474.00	484,330.57	496,439.14	496,439.14	503,889.11	520,265.51	533,618.25	544,290.61	552,454.97	557,979.52
	Common Area Fee for Anchor Properties											\$ 1.91	\$ 2.00	\$ 2.05	\$ 2.05	\$ 2.08	\$ 2.14	\$ 2.20	\$ 2.52	\$ 2.70	\$ 2.87
		Sq. Ft	FY '94	FY '00	FY '01	FY '02	FY03	FY04	FY05	FY06	FY07	FY08	FY09	FY10	FY11	FY12 = 80% of CAF	FY13 = 80% of CAF	FY14 = 80% of CAF	FY15 = 90% of CAF	FY16 = 95% of CAF	FY 17 -20 100% of CAF
47-55	Burlington Town Ctr	24,904	26,320.00	27,437.00	30,301.42	27,849.00	28,266.74	36,570.00	41,340.64	42,585.84	45,076.24	47,566.64	49,703.49	50,946.08	50,946.08	51,710.27	53,390.85	54,725.63	62,797.66	67,280.71	71,530.02
37-43	Outdoor Gear	24,013	20,414.00	21,280.00	23,501.63	21,599.00	21,922.99	28,363.00	32,417.55	35,969.07	40,702.04	45,864.83	47,925.23	49,123.36	49,123.36	51,936.60	53,624.54	54,965.15	61,671.63	65,442.34	68,970.86
	Total Anchor Properties	48,917	46,734.00	48,717.00	53,803.05	49,448.00	50,189.72	64,933.00	73,758.19	78,554.91	85,778.28	93,431.47	97,628.72	100,069.44	100,069.44	103,646.87	107,015.39	109,690.77	124,469.28	132,723.05	140,500.88
	GRAND TOTAL	243,184	379,955.00	389,063.00	429,681.14	394,899.59	400,823.51	459,396.14	476,110.56	493,984.01	526,133.54	556,905.47	581,959.30	596,508.58	596,508.58	607,535.98	627,280.90	643,309.02	668,759.89	685,178.02	698,480.40