

VARIABLE	LOW DEMAND SCENARIO	MODERATE DEMAND SCENARIO	HIGH DEMAND SCENARIO	ESTIMATE SOURCE
Parking Stalls	475	475	475	2018 Downtown Parks and Parking Lots Master Plan
Daily Rates/Flat Fees	\$3.00	\$3.00	\$3.00	Matches Main St. pay-by-plate pilot program
Average occupancy	60%	80%	90%	Small-city norms plus border considerations
Long-term permits	60 @ \$40 mo	100 @ \$40 mo	120 @ \$40 mo	Weekend travelers, employers, farm-labor users
Revenue days	365	365	365	Continuous operation
Annual growth factor	2%	2%	2%	Inflation plus periodic rate tuning

REVENUE STREAM	LOW DEMAND SCENARIO	MODERATE DEMAND SCENARIO	HIGH DEMAND SCENARIO
HOURLY RATES	\$312,075.00	\$416,100.00	\$468,112.50
LONG TERM PARKING	\$28,800.00	\$48,000.00	\$57,600.00
TOTAL REVENUE	\$340,875.00	\$464,100.00	\$525,712.50

YEAR	LOW DEMAND SCENARIO	MODERATE DEMAND SCENARIO	HIGH DEMAND SCENARIO
1	\$340,875.00	\$464,100.00	\$525,712.50
2	\$345,988.13	\$471,061.50	\$533,598.19
3	\$351,177.95	\$478,127.42	\$541,602.16
4	\$356,445.62	\$485,299.33	\$549,726.19
5	\$361,792.30	\$492,578.82	\$557,972.09
6	\$367,219.18	\$499,967.51	\$557,972.09
7	\$372,727.47	\$507,467.02	\$557,972.09
8	\$378,318.38	\$515,079.02	\$557,972.09
9	\$383,993.16	\$522,805.21	\$557,972.09
10	\$389,753.06	\$530,647.29	\$557,972.09
TOTAL 10 YEAR	\$3,648,290.25	\$4,967,133.13	\$5,498,471.55