True Cost Parcel (TCE) Worksheet

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| Project |  | | | | | | | Parcel No. | | |  | | |
| Notes | | | | | | | | | | | | | |
| Assessor’s Tax Parcel No.(s) | | | |  | | | | | | | | | |
| Zone Size Min = | | | **s.f./ac.** | | | | Assessed Land Value = | | | | | $ | |
| A.V. Bldg. #1 = | | **$** | | |  | A.V. Bldg. #2 = | **$** | |  | A.V. Bldg. #3 = | | | **$** |
| A.V. Bldg. #4 = | | **$** | | |  | **Total Property Assessed Value** | | | | | | | **$** |

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| **R/W Map Parcel Information:** | | | | | | | |
| Before Area = | **s.f./ac** |  | Fee R/W = | **s.f./ac.** |  | After Area = | **s.f./ac.** |
| Perm Esmt 1 = | **s.f./ac** |  | Perm Esmt 2 = | **s.f./ac** |  | Temp Esmt = | **s.f./ac** |

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| **Property Costs, total parcel acquisition:** | | | | | | | | | | | | | | | | | | |
| **Total Acquisition (total property A.V. x 1.20)** | | | | | | | | | | | | | | |  | | | |
| **(Place amount in column 2 of True Cost Summary table)** | | | | | | | | | | | | | | | =**$** | | | |
| **Property Costs, partial acquisition:** | | | | | | | | | | | | | | | | | | |
| Partial Acquisition R/W in fee = | | s.f./ac | | @ | $ | | | | | | per s.f./ac. | | |  | | | = | **$** |
| Yard / Site Improvements in Fee R/W Area @ Administrative Lump Sum | | | | | | | | | | | | | | | | | = |  |
| Major Building in Fee R/W Area @ (A.V of Bldg # | | | | | |  | | ) | |  | | | | | | = | |  |
| Perm Esmt 1 = | s.f./ac | | @ | **$** | | | | | per s.f./ac. | | | | (A.V. land per unit) | | | | = |  |
| Perm Esmt 2 = | s.f./ac | | @ | **$** | | | | | per s.f./ac. | | | | (A.V. land per unit) | | | | = |  |
| Temp Esmt = | s.f./ac | | @ | **$** | | | per s.f./ac. | | | | | (A.V. land per unit) x 10% | | | | | = |  |
| Subtotal = | | | | | | | | | | | | | | | | | = | $ |
| **Subtotal x 1.2 (market adjustment factor) =** | | | | | | | | | | | | | | | | |  | $ |

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| **Administrative Costs (place in respective numbered columns of True Cost Estimate table)** | | | | |
| 3. Appraisal Fee = | **$** |  | 4. Appraisal Review Fee = | **$** |
| 5. Negotiation Fee = | **$** |  | 6. Title and Escrow Fee = | **$** |
| 7. Prop. Mgmt Services = | **$** |  | 8. Relocation Services = | **$** |
| 9. Relocation Payments | **$** |  | 10. Condemnation & Incidentals = | **$** |