

Tax Year 2025
Market Center Public Improvement District Assessment Analysis

Budgeted FY25 Expenses \$ 125,000.00

	Original SQ FT in PID Drainage Area	Original % of PID Drainage Area	Current Parcel ID	Current SQ FT in PID Drainage Area	Current % of PID Drainage Area Total	Cost Allocation
Baylor	724,783	37.09%	3194728	680,439	34.56%	\$ 43,200.09
TMC Original	545,620	27.92%				
WASBA LLC (Dairy Queen)			189923	5,201	0.26%	\$ 330.20
Fox Partners LP (Whataburger)			190817	21,810	1.11%	\$ 1,384.69
Texas Sunflower LTD Et Al (Taco Cabana)			194577	19,026	0.97%	\$ 1,207.93
Halle Properties LLC (Discount Tire)			191483	24,360	1.24%	\$ 1,546.55
Terfis LLC (Fairfield Inn)			191758	72,397	3.68%	\$ 4,596.36
Shiv Hospitality Group Terrell LLC (TRU Hotel)			197531	79,986	4.06%	\$ 5,078.20
Infinity 8 Hospitality LLC (La Quinta)			7650	71,656	3.64%	\$ 4,549.34
CWE Terrell LLC			216068	121,532	6.17%	\$ 7,715.92
Superior Firearms of Texas			7655	102,627	5.21%	\$ 6,515.66
Buc-ee's LTD	494,406	25.30%	188838	494,406	25.11%	\$ 31,389.12
City of Terrell			190023	41,948	2.13%	\$ 2,663.22
City of Terrell			190024	44,344	2.25%	\$ 2,815.34
City of Terrell	189,127	9.68%	NA	189,127	9.61%	\$ 12,007.40
Total	1,953,936	100.00%		1,968,859	100.00%	\$ 125,000.00