Project Overview

Affiliated School District
Damon ISD

Project in Multiple ISD
No

Company Information

Company Legal Name
Stone Creek Peaker LLC

Texas Taxpayer I.D.
32093109240

NAICS Code
221112

Form of Business
LLC

Current on Tax Payment to the State of Texas?
Yes

Company Address

Street Address
155 Federal Street

City
Boston

State
MA

Zip Code
02110

Parent Company Information

Legal Name
Advanced Power Services (NA) Inc

Taxpayer I.D.
32075563273

Parent Company Address

Street Address
1550Federal Street

City
Boston

State
MA

Zip Code
02110

Authorized Company Representative

Full Name
Andrew Degon

Title
Vice President, Development

Organization
Advanced Power Services (NA) Inc

Phone Number
617-230-1870

Email Address
adegon@advancedpowerna.com

Street Address
155 Federal Street

City	State	Zip Code
Boston	MA	02110

2nd Authorized Company Representative

Full Name
Tommy Browder

Title	Organization
Director, Development	Advanced Power Services (NA) Inc

Phone Number	Email Address
713-417-5140	tbrowder@advancedpowerna.com

Street Address
2777 Allen Parkway, Suite 1225

City	State	Zip Code
Houston	Texas	77019

Authorized Company Consultant

Full Name
Sam Gregson

Title	Organization
Sr. Consultant	Cummings Westlake LLC

Phone Number	Email Address
713-266-4456	sgregson@cwlp.net

Authorized School District Representative

Full Name
Desiree Adams

Title	Organization
Superintendent	Damon ISD

Phone Number	Email Address
979-652-6160	desireeadams@damonisd.net

Authorized School District Consultant

Full Name
Sara Leon

Title	Organization
Partner	Leon Alcala

Phone Number	Email Address
512-637-4244	saraleongroup@leonalcala.com

Project Information

County Name	County Population
Brazoria	413,224

Minimum Investment Required	Required No. of New Jobs	Property Activity
$100 million	N/A Jobs	Provision of Utility Services

The Central Appraisal District (CAD) that will be responsible for appraising the property

Brazoria CAD

Indicate which zone the land on which proposed new construction or new improvements is located

Reinvestment Zone under Tax Code Chapter 311/312

Zone Name

Elio Energy Reinvestment Zone created 12-8-2022

Will any of the proposed required investment be leased under a capitalized lease?

No

Compelling Factors

Has the applicant entered into any agreements, contracts or letters of intent related to this project?

No

Has the applicant made any publicly available statements regarding the proposed project?

No

Has the applicant applied for or received any federal, state or local permits for activities at the proposed project site?

No

Grants and Loans

Program Name	Proposed/Requested Amount
No grants and loans available	

Taxing Entities

Entity Type	Entity Name	Tax Rate	Percentage
County	Brazoria	0.304758	100
M&O (ISD)	Damon ISD	0.7072	100
Other	Brazosport College	0.278592	100
Other	Velasco Drainage District	0.079124	100

Tax Abatements

Entity Type	Tax Abatement Description	Percentage	Start Year	End Year
No tax abatements available				

Project Timeline

Projected commencement year of construction *
2026

Projected completion year of construction *
2028

Projected commencement year of commercial operations
2028

First year of the incentive period
2029

Last year of the incentive period
2038

Opportunity Zone

Is the project located on a Qualified Opportunity Zone as designated by the United States Treasury?
No

Did the Applicant consider locating the proposed project in a Qualified Opportunity Zone?
No

Schedule A

Tax Year	Column A: Planned Investment	Column B: New Eligible Investment	Column C: Total investment
2026	$ 25,000,000	$ 0	$ 25,000,000
2027	$ 30,000,000	$ 0	$ 30,000,000
2028	$ 10,000,000	$ 0	$ 10,000,000
		Total Investments	$ 65,000,000

Schedule B - Construction Period

Project Year	Tax Year	Land Market Value	Eligible Property Taxable Value	I&S Final JETI Taxable Value	M&O Final JETI Taxable Value
1	2026	$0	$7,500,000	$7,500,000	$0
2	2027	$0	$20,000,000	$20,000,000	$0
3	2028	$0	$40,000,000	$40,000,000	$0

Schedule B - Incentive Period

Project Year	Tax Year	Land Market Value	Eligible Property Taxable Value	I&S Final JETI Taxable Value	M&O Final JETI Taxable Value
4	2029	$0	$80,000,000	$80,000,000	$40,000,000
5	2030	$0	$72,000,000	$72,000,000	$36,000,000
6	2031	$0	$68,000,000	$68,000,000	$34,000,000
7	2032	$0	$64,000,000	$64,000,000	$32,000,000
8	2033	$0	$60,000,000	$60,000,000	$30,000,000
9	2034	$0	$56,000,000	$56,000,000	$28,000,000
10	2035	$0	$52,000,000	$52,000,000	$26,000,000
11	2036	$0	$48,000,000	$48,000,000	$24,000,000
12	2037	$0	$44,000,000	$44,000,000	$22,000,000
13	2038	$0	$40,000,000	$40,000,000	$20,000,000

Schedule B - Post Incentive Period

Project Year	Tax Year	Land Market Value	Eligible Property Taxable Value	I&S Final JETI Taxable Value	M&O Final JETI Taxable Value
14	2039	$0	$39,200,000	$39,200,000	$39,200,000
15	2040	$0	$38,416,000	$38,416,000	$38,416,000
16	2041	$0	$37,647,680	$37,647,680	$37,647,680
17	2042	$0	$36,894,726	$36,894,726	$36,894,726
18	2043	$0	$36,156,832	$36,156,832	$36,156,832
19	2044	$0	$35,433,698	$35,433,698	$35,433,698
20	2045	$0	$0	$0	$0

Wage Requirements

Wage NAICS Code
2211

Indicate the NAICS level used
County

Texas Workforce Commission Quarterly Census of Employment and Wages Area
Brazoria

Annual Wages

Wage Reporting Year	Wage Reporting Quarter	Average Weekly Wage

2024	Q2	$3,036.00
2024	Q3	$3,768.00
2024	Q4	$2,800.00
2025	Q1	$3,506.00
Average Annual Wage: $170,430	**110% of Average Annual Wage: $187,473**	

Authorized Company Representative (Applicant) Signature

Signature

Sam A. Gregson

Date

Mon Oct 20 2025

Proof of payment of filing fee received by the Comptroller of Public Accounts per TAC Rule §9.1054 (b)(5)

(Page Inserted by Office of Texas Comptroller of Public Accounts)

TAB 2- Description of Project
Section 4: Project Information – Question 1

In Tab 2, provide a detailed description of the proposed project. Include a legal description of the real property on which the proposed project will be located and the address, if known.

Stone Creek Peaker LLC is proposing to construct, operate, and maintain a new 200-megawatt natural gas simple cycle power generating facility in Brazoria County, Texas. The proposed Project will utilize 4 aeroderivative gas turbines. The plant will be fueled with pipeline natural gas. There will likely be a commercial offtake contract that is yet to be put in place. The Project will be located entirely within the boundary of the Elio Energy Reinvestment Zone created by the Damon ISD Board of Trustees on December 8, 2022. The Project would be located on land leased from an affiliate of Stone Creek approximately 3 miles southeast of Damon, Texas as described below:

Certain called 161.1 acre tract recorded in volume 392, page 496, deed records, Brazoria County, Texas, that certain called 160-1/2 acre tract recorded under county clerk's file.

2,059.851 acre tract being comprised of the residue of that certain called 640 acre tract (third tract) recorded in volume 387, page 553, deed records, Brazoria County, Texas.

STONE CREEK PEAKER LLC
LEGAL DESCRIPTION

Certain called 161.1 acre tract recorded in volume 392, page 496, deed records, Brazoria County, Texas, that certain called 160-1/2 acre tract recorded under county clerk's file.

2,059.851 acre tract being comprised of the residue of that certain called 640 acre tract (third tract) recorded in volume 387, page 553, deed records, Brazoria County, Texas.

TAB 4 – Project Maps
Section 4: Project Information – Question 10

Attach the applicable supporting documentation in Tab 4.

- **Order, resolution, or ordinance establishing the Reinvestment Zone**
- **A high-resolution map depicting the eligible property and project boundaries within the
Reinvestment Zone, along with the ISD and County Boundaries**

Please see the attached map. This project would be located entirely within Damon ISD and Brazoria County. This project will be located entirely within the Elio Energy Reinvestment Zone that was created by resolution of Damon ISD on December 8, 2022, a copy of which is attached.

RESOLUTION OF THE BOARD OF TRUSTEES OF THE

DAMON INDEPENDENT SCHOOL DISTRICT

A Resolution designating a certain area as a reinvestment zone in connection with an economic development Agreement under Chapter 313 of the Texas Tax Code, such reinvestment zone located within the geographic boundaries of the Damon Independent School District, in Brazoria County, Texas, to be known as the "Elio Energy Reinvestment Zone"; establishing the boundaries thereof in connection with an application for value limitation agreement for school district maintenance and operations taxes under Chapter 313 of the Texas Tax Code submitted by Elio Energy LLC (Taxpayer ID 32084469595); and

WHEREAS, the Property Redevelopment and Tax Abatement Act, as amended (TEXAS TAX CODE § 312.0025) permits a school district to designate a reinvestment zone if that designation is reasonably likely to contribute to the expansion of primary employment in the reinvestment zone, or attract major investment in the reinvestment zone that would be a benefit to property in the reinvestment zone and to the school district and contribute to the economic development of the region of the state in which the school district is located; and

WHEREAS, the Damon Independent School District (the "District") desires to promote the development of primary employment and to attract major investment in the District and contribute to the economic development of the region in which the school district is located; and,

WHEREAS, on December 8, 2022, the District's Board of Trustees held a public hearing regarding the property proposed to be designated as the reinvestment zone, described in the attached Exhibits A and B; and,

WHEREAS, at such public hearing all interested members of the public were given an opportunity to appear and speak for or against the designation of the reinvestment zone and whether all or part of the territory described should be included in the proposed reinvestment zone, and approval of an Agreement for Value Limitation on Appraised Value of Qualified Property for School District Maintenance and Operations Taxes, as authorized by Chapter 313 of the TEXAS TAX CODE with Elio Energy LLC (Texas Taxpayer I.D. No. 32084469595); and,

WHEREAS, the District wishes to designate a reinvestment zone within the boundaries of the school district in Brazoria County, Texas to be known as the "Elio Energy Reinvestment Zone" as shown on the attached Exhibit B.

NOW THEREFORE, BE IT RESOLVED BY THE DAMON INDEPENDENT SCHOOL DISTRICT:

SECTION 1. That the facts and recitations contained in the preamble of this Resolution are hereby found and declared to be true and correct and are incorporated into this Resolution as findings of fact.

SECTION 2. That the Board of Trustees of the District, after conducting such hearing and having heard such evidence and testimony, has made the following findings and determinations based on the evidence and testimony presented to it:

(a) That the public hearing on the adoption of the "Elio Energy Reinvestment Zone" has been properly called, held, and conducted;

(b) That the boundaries of the "Elio Energy Reinvestment Zone" be and, by the adoption of this Resolution, are declared and certified to be, the area as described in the legal description attached hereto as Exhibit A;

(c) That creation of the boundaries as described in Exhibit A will result in economic benefits to the District and to land included in the zone, and that the improvements sought are feasible and practical; and,

(d) That the "Elio Energy Reinvestment Zone" described in Exhibit A meets the criteria set forth in TEXAS TAX CODE §312.0025 for the creation of a reinvestment zone as set forth in the Property Redevelopment and Tax Abatement Act, as amended, in that it is reasonably likely that the designation will contribute to the retention or expansion of primary employment, and will attract major investment in the zone that will be a benefit to the property to be included in the reinvestment zone and would contribute to the economic development of the District.

SECTION 3. That pursuant to the Property Redevelopment and Tax Abatement Act, as amended, the District hereby designates a reinvestment zone under the provisions of TEXAS TAX CODE §312.0025, encompassing the area described by the descriptions in Exhibit A, and such reinvestment zone is hereby designated and shall hereafter be referred to as the "Elio Energy Reinvestment Zone."

SECTION 4. That the "Elio Energy Reinvestment Zone" shall take effect upon adoption of this Resolution by the District Board of Trustees and shall remain designated as a commercial- industrial reinvestment zone for a period of five (5) years from such date of such designation.

SECTION 5. That it is hereby found, determined, and declared that a sufficient notice of the date, hour, place, and subject of the meeting of the District's Board of Trustees, at which this Resolution was adopted, was posted at a place convenient and readily accessible at all times, as required by the Texas Open Government Act, TEXAS GOVERNMENT CODE, Chapter 551, as amended; and that a public hearing was held prior to the designation of such reinvestment zone.

PASSED, APPROVED, AND ADOPTED on this 8th day of December, 2022.

DAMON INDEPENDENT SCHOOL DISTRICT

By: Helen Noble

President, Board of Trustees

ATTEST:

Ami George

~~Secretary~~, Board of Trustees
VP Ami GEORGE-AS Acting secretary

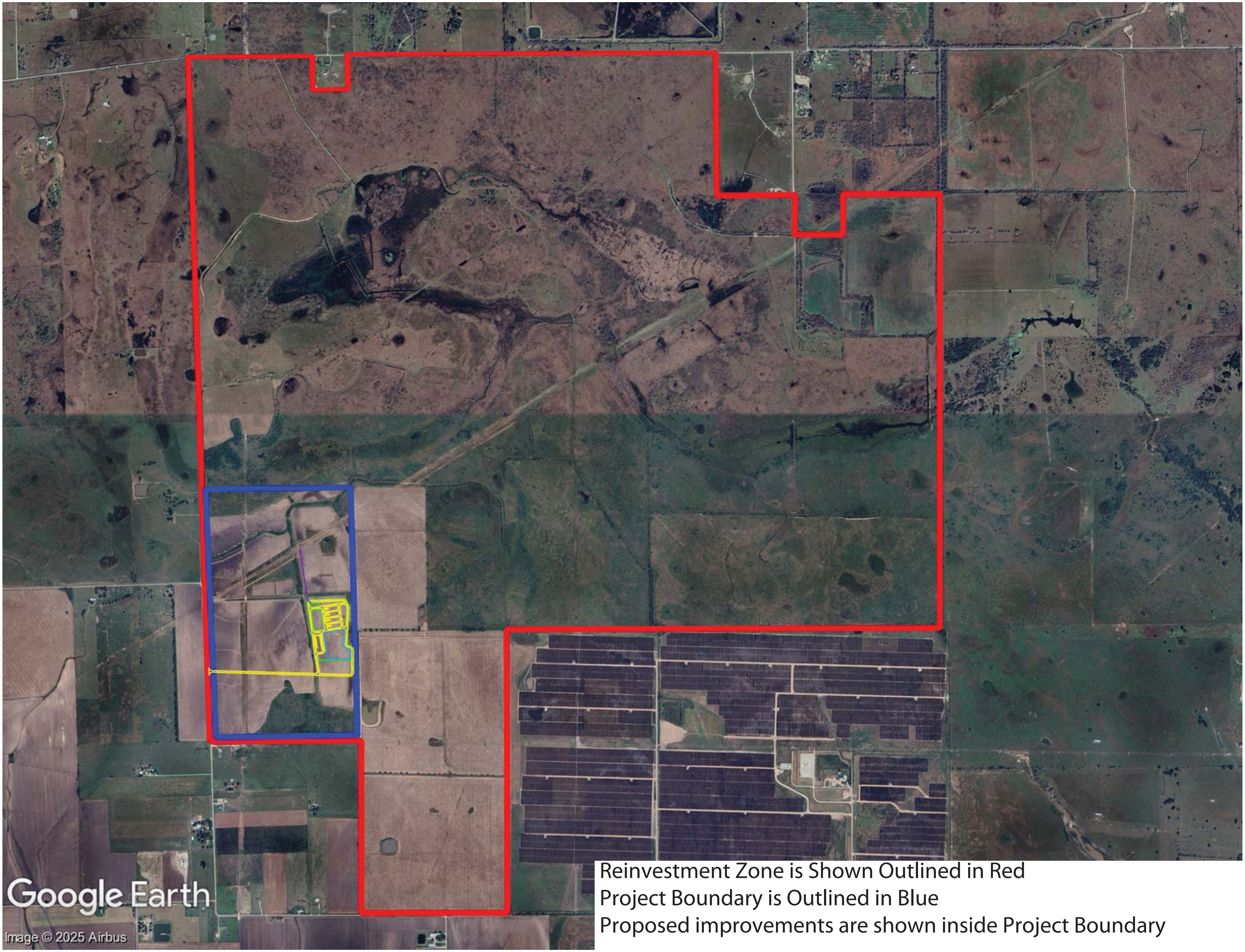
EXHIBIT A

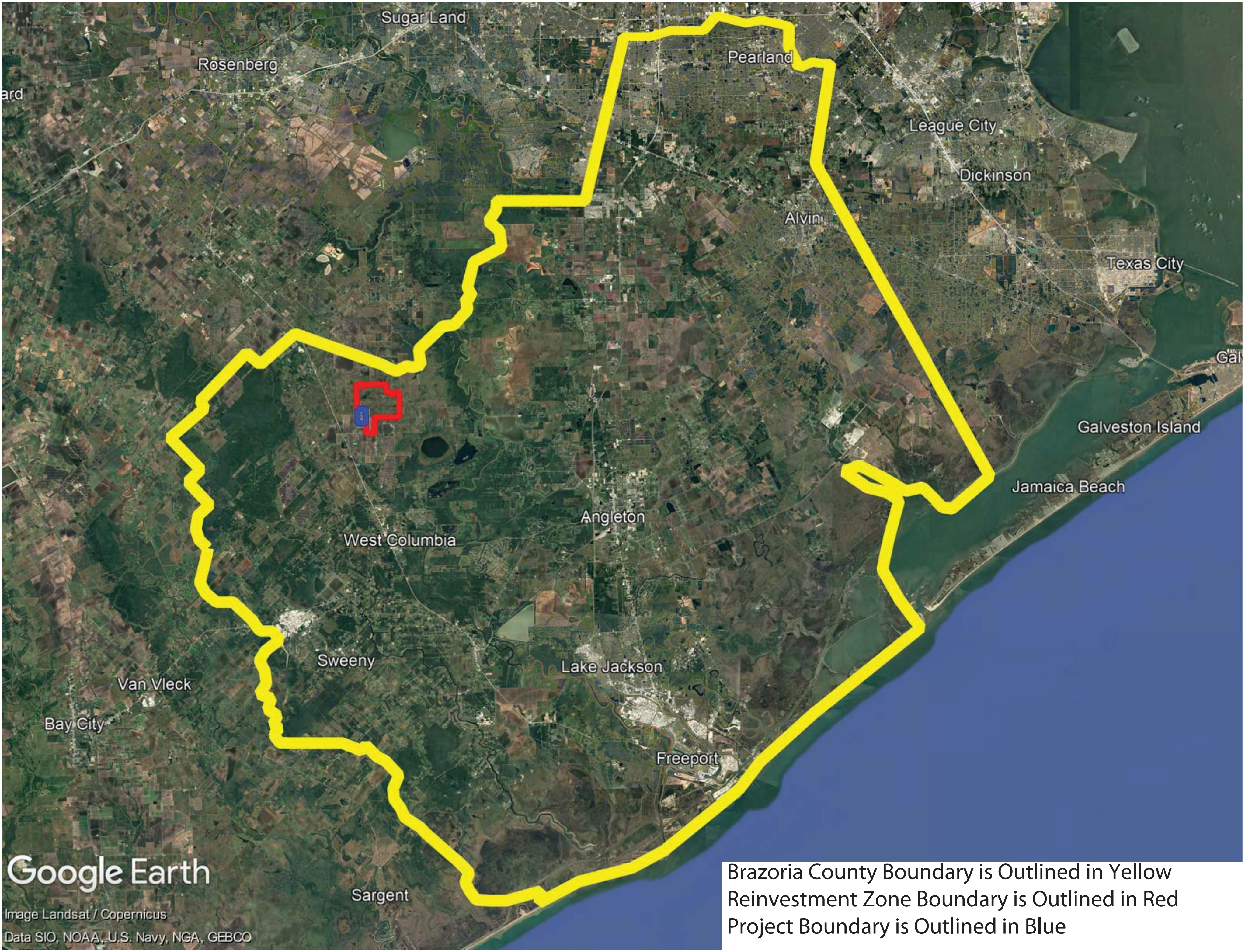
LEGAL DESCRIPTION OF THE "ELIO ENERGY REINVESTMENT ZONE"

Parcel #	Parcel ID	Owner Name (per Brazoria County Appraisal)	Legal Description (per Brazoria County Appraisal)
1	179389	WR Nash Ranch LLC	A0590 D L & C CO TRACT 4 ACRES 161.1
2	179388	WR Nash Ranch LLC	A0590 D L & C CO TRACT 3 ACRES 630.0
3	167177	WR Nash Ranch LLC	A0269 H T & B R R TRACT 1 ACRES 160.5
4	179207	WR Nash Ranch LLC	A0571 H T & B R R, TRACT 1, ACRES 160.200
5	179209	WR Nash Ranch LLC	A0571 H T & B R R, TRACT 2, ACRES 160.200
6	167172	WR Nash Ranch LLC	A0269 H T & B R R TRACT 2A ACRES 80.25
7	167173	WR Nash Ranch LLC	A0269 H T & B R R TRACT 2 ACRES 80.25
8	167175	WR Nash Ranch LLC	A0269 H T & B R R TRACT 4 ACRES 160.5
9	179208	WR Nash Ranch LLC	A0571 H T & B R R, TRACT 3, ACRES 80.000
10	179206	WR Nash Ranch LLC	A0571 H T & B R R TRACT 4 ACRES 160.2
11	167177	WR Nash Ranch LLC	A0269 H T & B R R TRACT 1 ACRES 160.5
12	179190	WR Nash Ranch LLC	A0570 H T & B R R TRACT 3 ACRES 80.5
13	167144	WR NASH RANCH LLC	A0268 H T & B R R BLOCK A-B-C-D ACRES 640.0
14	167147	HARVEY CRANDALL C FAMILY TRUST	A0268 H T & B R R BLOCK C TRACT 499-500-519-520 (1/2), BLOCK D LOTS 309-310-384 ACRES 1.25
15	167148	IHLE CHARLES WILLIAM EST	A0268 H T & B R R BLOCK B TRACT 52-53-133-134-177-212-237-268-324-412-448 ACRES 3.0
16	167149	IHLE CHARLES WILLIAM EST	A0268 H T & B R R BLOCK B TRACT 52-53-133-134-177-212-237-268-324-412-448 ACRES 3.0
17	167150	JANSEN WILLIAM MRS	A0268 H T & B R R BLOCK C TRACT 10-30 ACRES 1.
18	167151	EDONA J RANCH	A0268 H T & B R R BLOCK B TRACT 356-357 ACRES 0.5
19	167152	HOUGH SARAH A & AMANDA J	A0268 H T & B R R BLOCK A TRACT 84-85-104-105 BLOCK D LOTS 293-313 ACRES 1.5
20	167153	WR NASH RANCH LLC	A0268 H T & B R R BLOCK A TRACT 27-28 ACRES 0.5

21	167154	HOUGH SARAH A & AMANDA J	A0268 H T & B R R BLOCK B TRACT 534 ACRES 0.25
22	167156	WR NASH RANCH LLC	A0268 H T & B R R BLOCK A TRACT 374-375-394-395 ACRES 1.
23	167157	WR NASH RANCH LLC	A0268 H T & B R R BLOCK A TRACT 317-383-384-403-404, BLOCK B LOTS 109-546 ACRES 1.75
24	167158	JANSEN WILLIAM MRS	A0268 H T & B R R BLOCK B TRACT 544 ACRES 1.
25	167159	WR NASH RANCH LLC	A0268 H T & B R R BLOCK B TRACT 405 ACRES 0.25
26	167160	MANNING R J	A0268 H T & B R R BLOCK A TRACT 49 BLOCK C LOTS 242-243-262-263 ACRES 1.25
27	167161	KEUTCHA JEAN	A0268 H T & B R R BLOCK C TRACT 49-50-52-53-69-70-72-73 ACRES 2.0
28	167162	WR NASH RANCH LLC	A0268 H T & B R R BLOCK B TRACT 73-74 ACRES 0.5
29	167163	WR NASH RANCH LLC	A0268 H T & B R R BLOCK A TRACT 372-373-392-393 ACRES 1.
30	167164	WR NASH RANCH LLC	A0268 H T & B R R BLOCK D TRACT 566-567-586-587 (UND/2) ACRES 0.5
31	167165	TAYLOR DONALD	A0268 H T & B R R BLOCK D TRACT 566-567-586-587 (UND/2) ACRES 0.5
32	167166	VANDER LAAN WILLIAM	A0268 H T & B R R BLOCK A TRACT 459-460-479-480 ACRES 1.
33	167167	REMER CLARA	A0268 H T & B R R BLOCK A TRACT 487-633 ACRES 0.5
34	167169	CARNEY VERNILE	A0268 H T & B R R BLOCK A TRACT 323 (UND 2/138 INT), BLOCK B LOTS 84-195, BLOCK C ACRES 0.01
35	216588	WR Nash Ranch LLC	HILLYER (A0570 H T & B R R), BLOCK 10, ACRES 5.000
36	216589	WR Nash Ranch LLC	HILLYER (A0570 H T & B R R), BLOCK 11, ACRES 5.000
37	216590	WR Nash Ranch LLC	HILLYER (A0570 H T & B R R), BLOCK 1TO3 (ALL) - 23, ACRES 20.000
38	216591	WR Nash Ranch LLC	HILLYER (A0570 H T & B R R), BLOCK 16-17-32, LOT 1TO4 BLOCK 12 - LOT 1 BLOCK 15, ACRES 20.000
39	216592	WR Nash Ranch LLC	HILLYER (A0570 H T & B R R), BLOCK 20-21-22-27-28-29, ACRES 30.000
40	216593	KEUTCHA JEAN	HILLYER (A0570 H T & B R R) BLK 12 LOT 5 ACRES 1.00
41	216594	KEUTCH FRANK & EDMOND KEUTCH	HILLYER (A0570 H T & B R R) BLK 13 TR 1 LOT 1 ACRES 1.00
42	216595	KEUTCH FRANK & EDMOND KEUTCH	HILLYER (A0570 H T & B R R) BLK 13 LOT 2-3 ACRES 2
43	216596	DAVIS RHETTA DUTY KROUSE TR	HILLYER (A0570 H T & B R R), BLOCK 13, LOT 4, ACRES 1.000
44	216597	PRIEST CONNIE JEAN	HILLYER (A0570 H T & B R R) BLK 13 LOT 5 ACRES 1
45	216598	RUSSELL C JOSEPH PROPERTIES LTD	HILLYER (A0570 H T & B R R) BLK 14 LOT 1 & BLK 24 ACRES 6.00
46	216599	SULTANA AIYSHA	HILLYER (A0570 H T & B R R) BLK 14 LOT 2-3 ACRES 2.00
47	216600	WOLF DONNA	HILLYER (A0570 H T & B R R) BLK 14 TR 1 LOT 4 ACRES 1.00
48	216601	SNELL ELIZABETH VERA ESTATE	HILLYER (A0570 H T & B R R), BLOCK 14, LOT 5, ACRES 1.000

49	216602	RICHARDS EDWARD	HILLYER (A0570 H T & B R R), BLOCK 15, LOT 2, ACRES 1.000
50	216603	JOHNSON JANE LOVETT	HILLYER (A0570 H T & B R R), BLOCK 15, LOT 3, ACRES 1.000
51	216604	DEFORD THOMAS WINSTON	HILLYER (A0570 H T & B R R) BLK 15 LOT 4 ACRES 1., Undivided Interest 16.6700000000%
52	216605	GREAK RAY LEWIS	HILLYER (A0570 H T & B R R), BLOCK 15, LOT 5, ACRES 1.000
53	216606	WR NASH RANCH LLC	HILLYER (A0570 H T & B R R), BLOCK 18-31, ACRES 10.000
54	216607	GRAHAM ADELMA	HILLYER (A0570 H T & B R R) BLK 8-9 TR 1 (UND/8) ACRES 0.88
55	216608	DONAT H M	HILLYER (A0570 H T & B R R) BLK 8-9 TR 1 (UND/8) ACRES 0.88
56	216609	HRANICKY CHARLES	HILLYER (A0570 H T & B R R) BLK 8-9 TR 1 (UND/8) ACRES 0.88
57	216610	FELCMAN F	HILLYER (A0570 H T & B R R) BLK 8-9 TR 1 (UND/8) ACRES 0.88
58	216611	VON BOSE FRANCES MRS ET AL	HILLYER (A0570 H T & B R R) BLK 8-9 TR 1 (UND/8) ACRES 0.88
59	216612	BORING C H	HILLYER (A0570 H T & B R R) BLK 19 LOT 5 ACRES 1.00
60	216613	BRYAN J L EST	HILLYER (A0570 H T & B R R) BLK 19 LOT 1 ACRES 1.00
61	216614	COLLINS ETHEL A	HILLYER (A0570 H T & B R R) BLK 19 LOT 2 ACRES 1.00
62	216615	BALEY GENA HOPE	HILLYER (A0570 H T & B R R) BLK 19 LOT 3 ACRES 1.00
63	216616	LOCKETT SELDON	HILLYER (A0570 H T & B R R) BLK 19 LOT 4 ACRES 1.00
64	216617	GEORGE FOUNDATION THE	HILLYER (A0570 H T & B R R), BLOCK 25-26, ACRES 10.000
65	216618	WR NASH RANCH LLC	HILLYER (A0570 H T & B R R), BLOCK 30, LOT 1-2-3, ACRES 3.000
66	216619	BRADFORD J W SR EST	HILLYER (A0570 H T & B R R), BLOCK 30, LOT 4, ACRES 1.000
67	216620	MATHEY A W EST	HILLYER (A0570 H T & B R R), BLOCK 30, LOT 5, ACRES 1.000
68	216580	WR NASH RANCH LLC	HILLYER (A0570 H T & B R R), BLOCK 9A TR 1, ACRES 3.000
69	216581	WR NASH RANCH LLC	HILLYER (A0570 H T & B R R), BLOCK 4, ACRES 5.000
70	216582	SEYDLER MAIDIE YATES ESTATE & SEYDLER BARBARA & ETAL	HILLYER (A0570 H T & B R R), BLOCK 5, LOT 1TO5, ACRES 5.000
71	216583	WR NASH RANCH LLC	HILLYER (A0570 H T & B R R), BLOCK 6, ACRES 5.000
72	216584	WR NASH RANCH LLC	HILLYER (A0570 H T & B R R), BLOCK 9 (UND/4)-UND/4 N 2 ACS BLOCK 9, ACRES 1.750
73	179191	WR NASH RANCH LLC	A0570 H T & B R R TRACT 4 ACRES 160.5
74	179205	WINKELMANN SAM JR	A0571 H T & B R R, TRACT 3A-3A1, ACRES 80.109
75	179213	WINKELMANN SAM JR	A0572 H T & B R R, TRACT 1A-1A1, ACRES 321.50


Google Earth
Image © 2025 Airbus
Reinvestment Zone is Shown Outlined in Red
Project Boundary is Outlined in Blue
Proposed improvements are shown inside Project Boundary



Brazoria County Boundary is Outlined in Yellow
Reinvestment Zone Boundary is Outlined in Red
Project Boundary is Outlined in Blue

TAB 5 – Eligible Property Description
Section 5: Eligible Property – Question 1

In Tab 5, provide a detailed list and description of the eligible property for which you are requesting a limitation.

Stone Creek Peaker LLC is proposing to construct, operate, and maintain a new 200-megawatt natural gas simple cycle power generating facility. The proposed Project will utilize 4 aeroderivative gas turbines. The plant will be fueled with pipeline natural gas. The Project would be located on land leased from an affiliate of Stone Creek approximately 3 miles southeast of Damon, Texas. Below is a list of the major new facility Eligible Property, all of which will be located entirely within the proposed project boundary and Reinvestment Zone as illustrated in Tab 4.

- Separators
- Columns
- Drums
- Process Vessels
- Motors
- Heat Exchangers
- Quenchers
- Preheaters
- Heaters
- Blowers and blower motors
- Regenerators
- Dehydrators
- Turbines
- Stacks
- Continuous Emissions Monitoring
- Compressors
- Generators
- Pumps and associated motors
- Filters
- Water Treatment
- Process Tanks
- Electrical Switchgear and main electrical components
- Electrical Substation
- Transformers

• Instrumentation equipment
• Equipment Enclosures
• Metering
• Process Piping

Also included in this application are all of the associated concrete foundations, new pipe supports, new intra-plant piping, intra-plant conduit and connections, control loops, safety systems, fire water protection, insulation, pollution control equipment and utilities necessary to safely operate the new equipment.

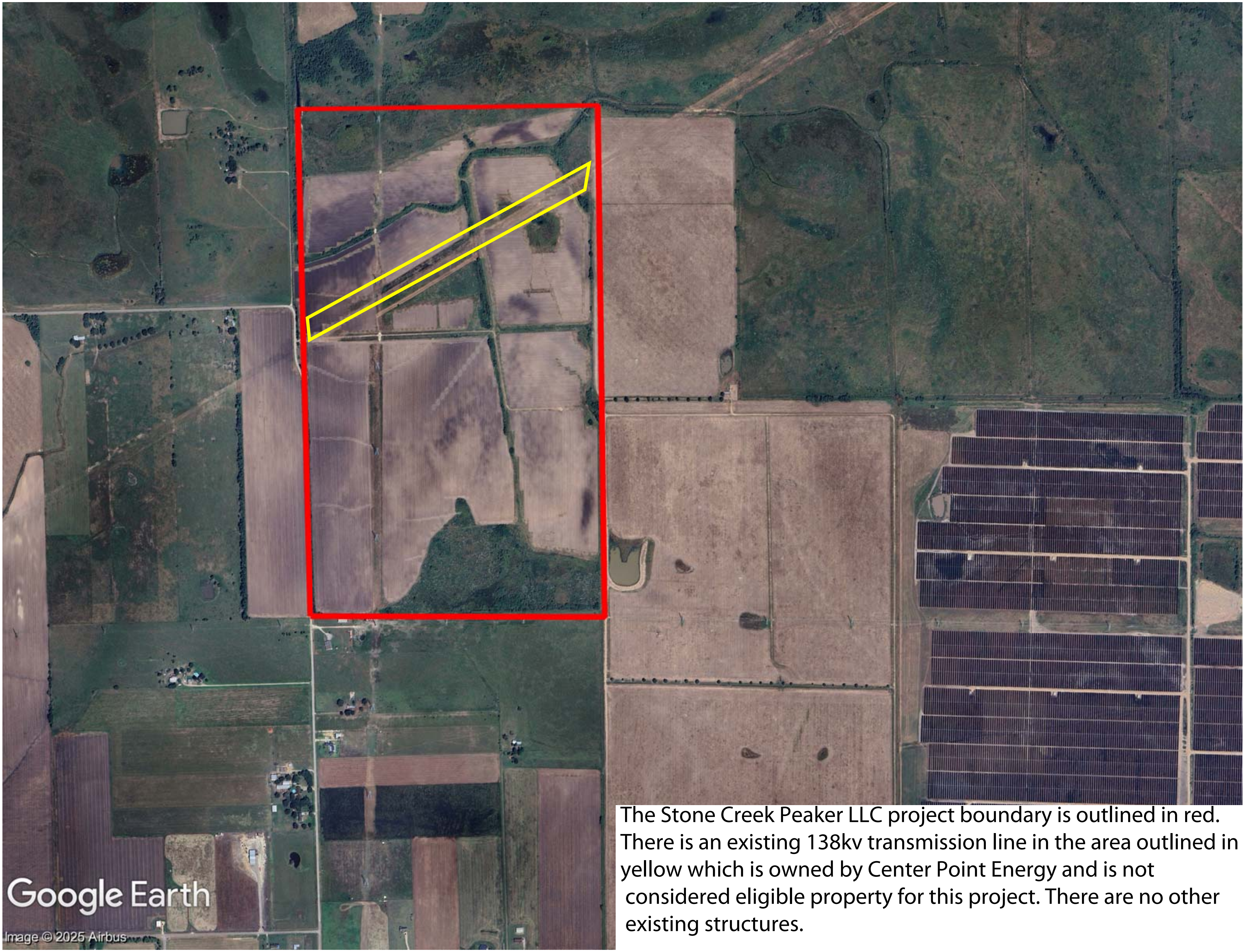
TAB 6 – Ineligible Property Description
Section 6: Ineligible Property – Question 1

1. Existing Property: In Tab 6, provide a high-resolution map that includes a specific and detailed description of all existing property. This includes buildings and improvements existing as of the application complete date. The description must provide sufficient detail to distinguish existing property from future proposed property.

There is an existing 138kv transmission line that is owned by Center Point Energy which is not considered eligible property for this project. The transmission line is shown on the attached map

2. Proposed new property that will not be eligible for this limitation: In Tab 6, provide a high-resolution map that includes a specific and detailed description of all proposed new property within the project boundary that will not become new improvements. The description must provide sufficient information to distinguish existing property from proposed new property that won't be eligible for the limitation.

None



The Stone Creek Peaker LLC project boundary is outlined in red. There is an existing 138kv transmission line in the area outlined in yellow which is owned by Center Point Energy and is not considered eligible property for this project. There are no other existing structures.

TAB 7 – Limitation as a Compelling Factor
Section 9: Limitation as a Compelling Factor – Questions 1 – 4

Stone Creek Peaker LLC, the applicant, is currently 100% indirectly owned by Advanced Power US Holdings Inc. ("Advanced Power"). Advanced Power is a privately-owned company whose mandate is to develop, acquire, own and manage power generation and related infrastructure projects throughout Europe and North America. Advanced Power's leadership has a proven track record of identifying, developing, and managing power generation and related infrastructure projects. Advanced Power's management has led in the development of over 16,000 MW of power generation projects and over $8 billion of project financing. Since 2006, Advanced Power has developed more than 4,000 MW of generation in the United States and Europe, including Carroll County Energy (owned by Carroll County Energy LLC) a 700MW generation facility in Carroll County, Ohio; the Cricket Valley Energy Center (owned by Cricket Valley Energy LLC) a 1,100 MW generation facility in Dover, NY; and South Field Energy (owned by South Field Energy LLC) a 1,105 MW generation facility near Wellsville, Ohio; and Cutlass Solar (owned by Cutlass Solar LLC), a 140 MW solar generation facility in Fort Bend County, Texas. Advanced Power is majority owned by its senior management and Board of Directors and is headquartered in Zug, Switzerland, with offices in Boston, Massachusetts and Houston, Texas.

As a developer with international scope and capabilities, Advanced Power has the ability to locate projects of this type in other countries as well as in states within the United States and other regions within Texas with favorable project characteristics. Advanced Power is exploring projects outside of the state of Texas. In addition, Advanced Power is actively assessing and developing other projects that are competing for limited investment funds. With Texas wholesale electricity prices already below the international average, it is necessary to limit the property tax liabilities for a gas fired peaker power generation project in order to be able to offer electricity at prices that are marketable to Texas customers at competitive rates. Global markets that have various available subsidies for energy projects, and which have higher average contracted power rates, offer an attractive incentive for developers to build projects in those markets over Texas. The property tax liability of a project without tax incentives in Texas would reduce the return to investors and financiers to an unacceptable level at today's contracted power rates under a power purchase agreement ("PPA") or other offtake agreement. Therefore, Advanced Power would be unable to finance and build the Project in Texas even with a signed PPA because of the contract price of the PPA or offtake agreement relative to its operating costs. Without the Value Limitation, Advanced Power would be forced to walk away from the Project and invest in other projects in other counties, states and/or countries, where the rate of return is higher.

TAB 8 – Economic Benefit Statement
Section 10: Economic Benefit Statement and Schedules

See Attached Independent Economic Benefit Analysis.

Economic Benefit Statement for Stone Creek Peaker LLC in Brazoria County, TX

June 18, 2025

Prepared by:

Impact DataSource, LLC
7500 Rialto Blvd
Building 1 Suite 250
Austin, Texas 78735
(512) 524-0892
www.impactdatasource.com

Table of Contents

An Economic Benefit Statement for Stone Creek Peaker LLC

Introduction

This report presents the results of an economic impact analysis performed by Impact DataSource, Austin, Texas. The analysis estimates the potential economic benefits to be generated by Stone Creek Peaker LLC in Brazoria County, Texas for the project's Jobs, Energy, Technology and Innovation (JETI) application. The economic benefits include economic impacts - measured by revenues (or output), jobs, and salaries in the state and local region. In addition, the benefits include estimated state and local tax revenues supported by the company, its employees, and other businesses economically linked to the project throughout the state. In total, this analysis covers a 38-year period beginning with 3 years of building construction, a 10-year incentive period, and an additional period of 25 years as required by Tex. Gov't Code § 403.608 (b).

Years	Period
2026-2028	Construction
2029-2038	Incentive Period
2039-2063	Additional 25 Years

A Description of the Facility and Its Operations

Stone Creek Peaker LLC is developing a new 200 MW simple-cycle natural gas-powered electric generating facility, featuring four combustion turbines and associated infrastructure. Although the facility will not require any direct employees, its ongoing operations and local spending will support permanent jobs in the broader economy through indirect and induced effects. This report estimates the economic and employment impacts of the project using that framework.

Timeline for Permanent Employment and Investment

The facility's timeline for total jobs to be created and investment over the next 38 years will be as follows:

Table 1 Timeline for Permanent Employment and Investment			
Year	Number of New Workers to be Hired Each Year		Total JETI Investment
2026	0	*Construction*	$66,666,667
2027	0	*Construction*	$66,666,667
2028	0	*Construction*	$66,666,667
2029	0	*Incentive Year 1*	$0
2030	0	*Incentive Year 2*	$0
2031	0	*Incentive Year 3*	$0
2032	0	*Incentive Year 4*	$0
2033	0	*Incentive Year 5*	$0
2034	0	*Incentive Year 6*	$0
2035	0	*Incentive Year 7*	$0
2036	0	*Incentive Year 8*	$0
2037	0	*Incentive Year 9*	$0
2038	0	*Incentive Year 10*	$0
2039	0		$0
2040	0		$0
2041	0		$0
2042	0		$0
2043	0		$0
2044	0		$0
2045	0		$0
2046	0		$0
2047	0		$0
2048	0		$0
2049	0		$0
2050	0		$0
2051	0		$0
2052	0		$0
2053	0		$0
2054	0		$0
2055	0		$0
2056	0		$0

Table 1 continued on the next page

Table 1 - Continued Timeline for Permanent Employment and Investment		
Year	Number of New Workers to be Hired Each Year	Total JETI Investment
2057	0	$0
2058	0	$0
2059	0	$0
2060	0	$0
2061	0	$0
2062	0	$0
2063	0	$0
Total	0	$200,000,000

Total Capital Investment and Total Employment

The facility's proposed capital investment and total employment will be as follows:

Table 2 Total Capital Investment and Employment	
Total Capital Investment	$200,000,000
Total Employment	0

Estimated Increase in Appraised Value of Property Attributable to the Project

The estimated increase in appraised value of the facility's investment over the next 38 years is shown below. The table focuses on the appraised value of the investment as defined by the Jobs, Energy, Technology and Innovation (JETI) program. This property is expected to be eligible for the value limitation.

Table 3
Appraised Value of the Facility's Investment

Year	Total Appraised Value of Investment
2026	$0
2027	$33,333,333
2028	$66,666,667
2029	$190,000,000
2030	$180,000,000
2031	$170,000,000
2032	$160,000,000
2033	$150,000,000
2034	$140,000,000
2035	$130,000,000
2036	$120,000,000
2037	$110,000,000
2038	$100,000,000
2039	$98,000,000
2040	$96,040,000
2041	$94,119,200
2042	$92,236,816
2043	$90,392,080
2044	$88,584,238
2045	$86,812,553
2046	$85,076,302
2047	$83,374,776
2048	$81,707,281
2049	$80,073,135
2050	$78,471,672
2051	$76,902,239
2052	$75,364,194
2053	$73,856,910
2054	$72,379,772
2055	$70,932,177

Table 3 continued on the next page

Table 3 - Continued Appraised Value of the Facility's Investment	
Year	Total Appraised Value of Investment
2056	$69,513,533
2057	$68,123,262
2058	$66,760,797
2059	$65,425,581
2060	$64,117,070
2061	$62,834,728
2062	$61,578,034
2063	$60,346,473

Appraised Value Assumptions:

The appraised value of property is based on the company's projections.

Estimated Ad Valorem Taxes Imposed by Each Taxing Unit on the Investment

The prospective site is located in Brazoria County subject to the following property tax rates:

Table 4
Taxing Units and Tax Rates (Per $100 of Taxable Value) at Proposed Site

City:	N/A			0.000000
County:	Brazoria County			0.261625
School:	Damon ISD			0.757500
		M&O Rate:	*0.75750*	
		I&S Rate:	*0.00000*	
Spec Dist #1:	Road & Bridge			0.041921
Spec Dist #2:	Brazoria County ESD #1			0.050875
Spec Dist #3:	Brazoria County ESD #2			0.074923
Spec Dist #4:	West Brazoria County Drainage			0.014453
Spec Dist #5:	Port Freeport			0.000000
Total Rate				1.201297

The estimated ad valorem taxes to be collected by each taxing unit on the eligible investment is summarized in the table below and shown in detail on the following pages.

Table 5 **Ad Valorem Taxes for Each Taxing Unit on the Investment** **Over the Next 38 Years**				
City:	N/A			$0
County:	Brazoria County			$9,138,621
School:	Damon ISD			$20,210,273
		M&O Taxes:	*$20,210,273*	
		I&S Taxes:	*$0*	
Spec Dist #1:	Road & Bridge			$1,348,136
Spec Dist #2:	Brazoria County ESD #1			$1,636,087
Spec Dist #3:	Brazoria County ESD #2			$2,409,446
Spec Dist #4:	West Brazoria County Drainage			$464,794
Spec Dist #5:	Port Freeport			$0
Total				$35,207,357

It is important to note these property tax calculations reflect the expected taxes on the company's eligible investment. The company may pay additional property taxes on land and inventories and those taxes are detailed separately in the "Local Area Benefits: Economic Impact & Tax Revenue" section of this report.

Table 6
Ad Valorem Taxes for School District on Investment: Damon ISD

Year	*Taxable Value of Eligible Property for M&O Tax**	M&O Tax Rate	M&O Taxes	*Taxable Value of Property for I&S Tax***	I&S Tax Rate	I&S Taxes	Total School District Taxes
2026	*$0*	0.75750	$0	*$0*	0.00000	$0	$0
2027	*$0*	0.75750	$0	*$33,333,333*	0.00000	$0	$0
2028	*$0*	0.75750	$0	*$66,666,667*	0.00000	$0	$0
2029	*$95,000,000*	0.75750	$719,625	*$190,000,000*	0.00000	$0	$719,625
2030	*$90,000,000*	0.75750	$681,750	*$180,000,000*	0.00000	$0	$681,750
2031	*$85,000,000*	0.75750	$643,875	*$170,000,000*	0.00000	$0	$643,875
2032	*$80,000,000*	0.75750	$606,000	*$160,000,000*	0.00000	$0	$606,000
2033	*$75,000,000*	0.75750	$568,125	*$150,000,000*	0.00000	$0	$568,125
2034	*$70,000,000*	0.75750	$530,250	*$140,000,000*	0.00000	$0	$530,250
2035	*$65,000,000*	0.75750	$492,375	*$130,000,000*	0.00000	$0	$492,375
2036	*$60,000,000*	0.75750	$454,500	*$120,000,000*	0.00000	$0	$454,500
2037	*$55,000,000*	0.75750	$416,625	*$110,000,000*	0.00000	$0	$416,625
2038	*$50,000,000*	0.75750	$378,750	*$100,000,000*	0.00000	$0	$378,750

Table 6 continued on the next page

Table 6 - Continued Ad Valorem Taxes for School District on Investment: Damon ISD							
Year	*Taxable Value of Eligible Property for M&O Tax**	M&O Tax Rate	M&O Taxes	*Taxable Value of Property for I&S Tax***	I&S Tax Rate	I&S Taxes	Total School District Taxes
2039	*$98,000,000*	0.75750	$742,350	*$98,000,000*	0.00000	$0	$742,350
2040	*$96,040,000*	0.75750	$727,503	*$96,040,000*	0.00000	$0	$727,503
2041	*$94,119,200*	0.75750	$712,953	*$94,119,200*	0.00000	$0	$712,953
2042	*$92,236,816*	0.75750	$698,694	*$92,236,816*	0.00000	$0	$698,694
2043	*$90,392,080*	0.75750	$684,720	*$90,392,080*	0.00000	$0	$684,720
2044	*$88,584,238*	0.75750	$671,026	*$88,584,238*	0.00000	$0	$671,026
2045	*$86,812,553*	0.75750	$657,605	*$86,812,553*	0.00000	$0	$657,605
2046	*$85,076,302*	0.75750	$644,453	*$85,076,302*	0.00000	$0	$644,453
2047	*$83,374,776*	0.75750	$631,564	*$83,374,776*	0.00000	$0	$631,564
2048	*$81,707,281*	0.75750	$618,933	*$81,707,281*	0.00000	$0	$618,933
2049	*$80,073,135*	0.75750	$606,554	*$80,073,135*	0.00000	$0	$606,554
2050	*$78,471,672*	0.75750	$594,423	*$78,471,672*	0.00000	$0	$594,423
2051	*$76,902,239*	0.75750	$582,534	*$76,902,239*	0.00000	$0	$582,534
2052	*$75,364,194*	0.75750	$570,884	*$75,364,194*	0.00000	$0	$570,884
2053	*$73,856,910*	0.75750	$559,466	*$73,856,910*	0.00000	$0	$559,466
2054	*$72,379,772*	0.75750	$548,277	*$72,379,772*	0.00000	$0	$548,277
2055	*$70,932,177*	0.75750	$537,311	*$70,932,177*	0.00000	$0	$537,311
2056	*$69,513,533*	0.75750	$526,565	*$69,513,533*	0.00000	$0	$526,565
2057	*$68,123,262*	0.75750	$516,034	*$68,123,262*	0.00000	$0	$516,034
2058	*$66,760,797*	0.75750	$505,713	*$66,760,797*	0.00000	$0	$505,713
2059	*$65,425,581*	0.75750	$495,599	*$65,425,581*	0.00000	$0	$495,599
2060	*$64,117,070*	0.75750	$485,687	*$64,117,070*	0.00000	$0	$485,687
2061	*$62,834,728*	0.75750	$475,973	*$62,834,728*	0.00000	$0	$475,973
2062	*$61,578,034*	0.75750	$466,454	*$61,578,034*	0.00000	$0	$466,454
2063	*$60,346,473*	0.75750	$457,125	*$60,346,473*	0.00000	$0	$457,125
Total			$20,210,273			$0	$20,210,273

** Taxable Value of Eligible Property for M&O Tax is equal to 50% of the appraised or market value of the investment property during the 10-year incentive period and equal to the appraised or market value thereafter.*

*** Taxable Value of Property for I&S Tax is equal to the appraised or market value of the investment property.*

Table 7 Ad Valorem Taxes for Other Taxing Units on Investment				
Year	N/A ***0.000000***	Brazoria County ***0.261625***	Other Local Districts ***0.167719***	Total
2026	$0	$0	$0	$0
2027	$0	$87,208	$55,906	$143,115
2028	$0	$174,417	$111,813	$286,229
2029	$0	$497,088	$318,666	$815,754
2030	$0	$470,925	$301,894	$772,819
2031	$0	$444,763	$285,122	$729,885
2032	$0	$418,600	$268,350	$686,950
2033	$0	$392,438	$251,579	$644,016
2034	$0	$366,275	$234,807	$601,082
2035	$0	$340,113	$218,035	$558,147
2036	$0	$313,950	$201,263	$515,213
2037	$0	$287,788	$184,491	$472,278
2038	$0	$261,625	$167,719	$429,344
2039	$0	$256,393	$164,365	$420,757
2040	$0	$251,265	$161,077	$412,342
2041	$0	$246,239	$157,856	$404,095
2042	$0	$241,315	$154,699	$396,013
2043	$0	$236,488	$151,605	$388,093
2044	$0	$231,759	$148,573	$380,331
2045	$0	$227,123	$145,601	$372,724
2046	$0	$222,581	$142,689	$365,270
2047	$0	$218,129	$139,835	$357,965
2048	$0	$213,767	$137,039	$350,805
2049	$0	$209,491	$134,298	$343,789
2050	$0	$205,302	$131,612	$336,913
2051	$0	$201,195	$128,980	$330,175
2052	$0	$197,172	$126,400	$323,572
2053	$0	$193,228	$123,872	$317,100
2054	$0	$189,364	$121,395	$310,758
2055	$0	$185,576	$118,967	$304,543
2056	$0	$181,865	$116,587	$298,452
2057	$0	$178,227	$114,256	$292,483
2058	$0	$174,663	$111,971	$286,633
2059	$0	$171,170	$109,731	$280,901
2060	$0	$167,746	$107,537	$275,283

Table 7 continued on the next page

Table 7 - Continued Ad Valorem Taxes for Other Taxing Units on Investment				
	N/A	Brazoria County	Other Local Districts	Total
Year	***0.000000***	***0.261625***	***0.167719***	
2061	$0	$164,391	$105,386	$269,777
2062	$0	$161,104	$103,278	$264,382
2063	$0	$157,881	$101,213	$259,094
Total	$0	$9,138,621	$5,858,463	$14,997,084

Note: Taxable Value of Property for these taxing units is equal to the appraised or market value of the investment property.

Total Impact on Gross Domestic Product and Personal Income in the State

The project's construction and on-going operations will generate new revenues for businesses in the state and increase the gross domestic product of the state. Additionally, these activities will support employment and increase personal income in the state.

The economic output represents gross revenues of businesses impacted by the project. Indirect businesses reflect suppliers to the project and induced businesses reflect business serving employees supported by the project.

State Economic Output During Construction

The economic impact/increase in gross state product during construction of buildings and improvements will be as follows:

Table 8
Economic Impact of Construction at the Firm's Facility

	Direct	Indirect & Induced	Total
Economic output / increase in gross area product	$30.00 M	$43.02 M	$73.02 M
Construction employment (annual average)	59	74	134
Payroll / increase in state personal income	$12.00 M	$11.94 M	$23.94 M

State Economic Impacts During the Facility's Operations

The total annual economic output/increase in gross state product during the facility's operations is shown below along with the employment and payroll supported in the state economy.

Table 9
Total Economic Impact During the Facility's Operations in the State of Texas

		Annually at Full Operations in 2029	38-Year Total
Economic output / increase in gross state product:			
	Direct	$96.97 M	$3.33 B
	Indirect & Induced	$94.65 M	$3.25 B
	Total	$191.62 M	$6.58 B
Employment:			
	Direct	0	0
	Indirect & Induced	371	371
	Total	371	371
Payroll / increase in state personal income:			
	Direct	$0.00 M	$0.00 B
	Indirect & Induced	$23.19 M	$1.18 B
	Total	$23.19 M	$1.18 B

Additional information and year-by-year calculations for state impacts summarized above can be found in the "State of Texas Benefits: Economic Impact & Tax Revenue" section of this report.

Impact on Gross Revenues and Employment of Local Businesses

The project's construction and on-going operations will generate new revenues for local businesses and support local employment. The tables below summarize these local economic impacts within Brazoria County.

The economic output represents gross revenues of businesses impacted by the project. Indirect businesses reflect suppliers to the project and induced businesses reflect business serving employees supported by the project.

Local Economic Output During Construction

The economic impact/increase in gross area product during construction of buildings and improvements will be as follows:

Table 10
Local Economic Impact of Construction at the Firm's Facility

	Direct	Indirect & Induced	Total
Economic output / increase in gross area product	$30.00 M	$16.67 M	$46.67 M
Construction employment (annual average)	59	31	90
Payroll / increase in county personal income	$12.00 M	$5.06 M	$17.06 M

Local Economic Impacts During the Facility's Operations

The total annual economic output/increase in gross area product during the facility's operations is shown below along with the employment and payroll supported in the Brazoria County economy.

Table 11
Total Economic Impact During the Facility's Operations in Brazoria County

		Annually at Full Operations in 2029	38-Year Total
Economic output / increase in gross area product:			
	Direct	$96.97 M	$3.33 B
	Indirect & Induced	$43.31 M	$1.49 B
	Total	$140.28 M	$4.82 B
Employment:			
	Direct	0	0
	Indirect & Induced	124	124
	Total	124	124
Payroll/Personal Income:			
	Direct	$0.00 M	$0.00 M
	Indirect & Induced	$7.75 M	$395.06 M
	Total	$7.75 M	$395.06 M

Additional information and year-by-year calculations for state impacts summarized above can be found in the "Local Area Benefits: Economic Impact & Tax Revenue" section of this report.

The State and Local Tax Revenues Generated as a Result of the Project

During construction, the State of Texas and local jurisdictions will receive the following tax revenues:

Table 12
Tax Revenues for the State and Local Taxing Units During Construction

	Sales Tax Collections	Franchise Tax Collections	Other Taxes and Revenues	Total Tax Revenues
State of Texas	$1,498,381	$54,765	$433,382	$1,986,527
Nearby Cities	$35,961	$0	$0	$35,961
Brazoria County	$11,987	$0	$0	$11,987
Total	$1,546,329	$54,765	$433,382	$2,034,476

The state and local tax revenues from the facility's operations over the 38-year period is shown below.

Table 13
Tax Revenues for the State and Local Taxing Units During Operations

	Sales Tax Collections	Hotel Taxes	Franchise Tax Collections	Other Taxes and Revenues	Property Taxes*	Total Tax Revenues
State of Texas	$26,368,754	$0	$2,468,477	$26,132,619	$0	$54,969,850
Nearby Cities	$632,850	$0	$0	$0	$0	$632,850
Brazoria County	$210,950	$0	$0	$0	$9,138,621	$9,349,571
Damon ISD	$0	$0	$0	$0	$20,210,273	$20,210,273
Road & Bridge	$0	$0	$0	$0	$1,348,136	$1,348,136
Brazoria County ESD #1	$0	$0	$0	$0	$1,636,087	$1,636,087
Brazoria County ESD #2	$0	$0	$0	$0	$2,409,446	$2,409,446
West Brazoria County Drainage	$0	$0	$0	$0	$464,794	$464,794
Port Freeport	$0	$0	$0	$0	$0	$0
Total	$27,212,555	$0	$2,468,477	$26,132,619	$35,207,357	$91,021,007

** Property taxes include both taxes on the facilities JETI investment as well as the taxable land and inventories. See the Local Area Benefits section for more detail.*

Additional information and year-by-year calculations for state and local tax revenues summarized above can be found in the State of Texas and Local Area Benefits sections of this report.

Direct vs. Indirect Tax Revenues Generated as a Result of the Project

The tables below break down tax revenues during construction and operations, showing direct and indirect taxes. The first table covers construction, and the second focuses on operations.

Table 14
Direct vs. Indirect Tax Revenues for the State and Local Taxing Units During Construction

	Direct Taxes	Indirect Taxes	Total Tax Revenues
State of Texas	$1,109,375	$877,152	$1,986,527
Local Districts	$35,500	$12,448	$47,948
Total	$1,144,875	$889,601	$2,034,476

Table 15
Direct vs. Indirect Tax Revenues for the State and Local Taxing Units During Operations

	Direct Taxes	Indirect Taxes	Total Tax Revenues
State of Texas	$3,331,278	$51,638,572	$54,969,850
Local Districts	$35,273,982	$777,175	$36,051,157
Total	$38,605,260	$52,415,747	$91,021,007

Direct taxes are the estimated taxes paid by the company. These taxes primarily include the sales taxes paid on taxable purchases or sales, the estimated franchise taxes paid by the company, and property taxes paid by the company. Indirect taxes include all other taxes expected to be supported by the construction and on-going operations of the facility. Indirect taxes include sales taxes paid by the company's workers and by workers of indirect and induced businesses as well as other revenues detailed throughout the report.

Additional information and year-by-year calculations for tax revenues summarized above can be found in the State of Texas and Local Area Benefits sections of this report.

Development of Complementary Businesses or Industries in the State

The company's operations will draw on suppliers throughout the state and drive expansion in complementary businesses. Although the specific businesses are not known at this time, the expansion of industries affected by the company and its employees is show below based on the impact by industry.

Table 16
Development of Industries in the State

	New Spending	Percent of Total
Agriculture, forestry, fishing and hunting	$378,273	0.4%
Mining, quarrying, and oil and gas extraction	$6,294,849	6.7%
Utilities	$4,180,401	4.4%
Construction	$2,483,022	2.6%
Durable goods manufacturing	$2,104,749	2.2%
Nondurable goods manufacturing	$6,294,849	6.7%
Wholesale trade	$4,830,254	5.1%
Retail trade	$5,499,506	5.8%
Transportation and warehousing	$7,982,528	8.4%
Information	$3,889,421	4.1%
Finance and insurance	$9,796,298	10.4%
Real estate and rental and leasing	$11,532,474	12.2%
Professional, scientific, and technical services	$7,769,144	8.2%
Management of companies and enterprises	$1,610,085	1.7%
Administrative & support & waste mgmt & remediation svcs	$5,965,073	6.3%
Educational services	$921,434	1.0%
Health care and social assistance	$5,790,485	6.1%
Arts, entertainment, and recreation	$581,958	0.6%
Accommodation	$708,049	0.7%
Food services and drinking places	$2,812,799	3.0%
Other services	$3,220,169	3.4%
Total	$94,645,822	100.0%

The industries most affected by the project will include:

1. Real estate and rental and leasing
2. Finance and insurance
3. Transportation and warehousing
4. Professional, scientific, and technical services
5. Nondurable goods manufacturing

State of Texas Benefits
Economic Impact & Tax Revenue

State of Texas Economic Impacts During Construction

The facility plans to spend the following estimated amounts on construction at the facility:

Table 17
Construction Costs

Year	Construction Costs
2026	$10,000,000
2027	$10,000,000
2028	$10,000,000
2029	$0
Total	$30,000,000

Construction Economic Output/Increase in Gross State Product

The facility's construction project will provide direct, indirect and induced economic output/increase in gross state product, as shown below.

Table 18
Economic Output/Increase in Gross State Product During Construction

Year	Direct Construction Output	Indirect & Induced Output	Total Output
2026	$10,000,000	$14,340,000	$24,340,000
2027	$10,000,000	$14,340,000	$24,340,000
2028	$10,000,000	$14,340,000	$24,340,000
2029	$0	$0	$0
Total	$30,000,000	$43,020,000	$73,020,000

An explanation of the multipliers used to calculate indirect and induced impacts is included later in this report.

Construction Employment

The estimated number of construction workers for a hypothetical construction project is shown below.

Table 19 Number of Construction Workers for a Hypothetical $1 Million Construction Project	
Total estimated construction	$1,000,000
Estimated on-site labor costs as a percentage of construction costs	40%
Estimated annual construction worker's salary	$67,600
Estimated number of construction workers for a $1 million construction project	5.92

Using the above average construction worker estimate, the number of construction workers employed during the facility's construction is shown below.

Table 20
Construction Workers Employed During Construction

Year	Construction Costs	Number of Construction Jobs Supported Each Year
2026	$10,000,000	59
2027	$10,000,000	59
2028	$10,000,000	59
2029	$0	0
Total	$30,000,000	
Average construction jobs per year		59

During construction, the following number of direct, indirect and induced jobs will be supported each year:

Table 21 Direct, Indirect and Induced Employment During Construction			
Year	Direct Construction Employment	Indirect & Induced Employment	Total Employment
2026	59	74	134
2027	59	74	134
2028	59	74	134
2029	0	0	0
Annual Avg.	59	74	134

Construction Payroll

Construction workers will have the following payrolls:

Table 22 Direct Construction Payroll		
Year	Construction Costs	Total Construction Payroll
2026	$10,000,000	$4,000,000
2027	$10,000,000	$4,000,000
2028	$10,000,000	$4,000,000
2029	$0	$0
Total	$30,000,000	$12,000,000

The direct, indirect and induced payrolls during construction will be the following:

Table 23 Direct, Indirect and Induced Payroll During Construction			
Year	Direct Construction Payroll	Indirect & Induced Payroll	Total Payroll
2026	$4,000,000	$3,979,600	$7,979,600
2027	$4,000,000	$3,979,600	$7,979,600
2028	$4,000,000	$3,979,600	$7,979,600
2029	$0	$0	$0
Total	$12,000,000	$11,938,800	$23,938,800

State of Texas Fiscal Impacts During Construction

Taxable Sales

The percent of construction costs for building materials and the percent of total worker salaries to be spent on taxable goods and services are shown below.

Table 24 Percent of Construction Costs and Worker Salaries Subject to Sales Tax	
Percent of construction costs for materials	60%
Estimated percent of construction materials that may be subject to sales tax	75%
Percent of worker salaries spent on taxable goods and services	26%
Estimated percent of machinery and equipment subject to sales tax	2.5%

The facility's construction project will result in the following taxable sales:

Table 25
Estimated Taxable Sales

Year	Estimated Taxable Machinery and Equipment	Estimated Total Construction Materials	Estimated Taxable Construction Materials	Estimated Taxable Worker Spending	Total Taxable Sales
2026	$1,416,667	$6,000,000	$4,500,000	$2,074,696	$7,991,363
2027	$1,416,667	$6,000,000	$4,500,000	$2,074,696	$7,991,363
2028	$1,416,667	$6,000,000	$4,500,000	$2,074,696	$7,991,363
2029	$0	$0	$0	$0	$0
Total	$4,250,000	$18,000,000	$13,500,000	$6,224,088	$23,974,088

Sales Tax Collections

With a 6.25% sales tax, the state will collect the following sales tax on machinery and equipment, construction materials and construction worker spending:

Table 26
Estimated Sales Tax Collections During Construction

Year	On Taxable Machinery & Equipment	On Construction Materials	On Taxable Worker Spending	Total Sales Tax Collections	*Direct Sales Tax Collections*	*Indirect Sales Tax Collections*
2026	$88,542	$281,250	$129,669	$499,460	*$369,792*	*$129,669*
2027	$88,542	$281,250	$129,669	$499,460	*$369,792*	*$129,669*
2028	$88,542	$281,250	$129,669	$499,460	*$369,792*	*$129,669*
2029	$0	$0	$0	$0	*$0*	*$0*
Total	$265,625	$843,750	$389,006	$1,498,381	*$1,109,375*	*$389,006*

Taxable Margins Subject to Texas Franchise Tax

If direct, indirect and induced revenues during construction are revenues for organizations subject to Texas' franchise tax, their taxable margins will be subject to the tax. If this is the case, and the estimated taxable margins of the construction companies and indirect and induced companies are 10% of revenues, then construction on this project will result in the following taxable margins:

Table 27
Estimated Taxable Margins During Construction
Subject to Texas' Franchise Tax

Year	On Direct Revenues During Construction	On Indirect & Induced Revenues	Total Taxable Margins
2026	$1,000,000	$1,434,000	$2,434,000
2027	$1,000,000	$1,434,000	$2,434,000
2028	$1,000,000	$1,434,000	$2,434,000
2029	$0	$0	$0
Total	$3,000,000	$4,302,000	$7,302,000

Franchise Tax Collections

Texas franchise tax is a tax on “taxable margin,” which is a concept similar to taxable income. Generally, an entity’s taxable margin is its revenue less either its cost of goods sold or its compensation expense, but not both. If 70% of the entity’s revenue is less than either of these calculations, then 70% of revenue is the taxable margin. Taxable margin must then be apportioned to business done in Texas, measured by the ratio of gross receipts from business done in Texas to gross receipts from business done everywhere. The tax rate is then applied to the apportioned margin. A rate of .375% is used for taxable entities primarily engaged in retail or wholesale trade, and a .75% rate is used for all other entities.

The estimated franchise tax to be collected by the state from construction companies and indirect and induced businesses is shown below.

Table 28
Estimated Franchise Tax
Collections During Construction

Year	Total Taxable Margins	Franchise Tax Collections
2026	$2,434,000	$18,255
2027	$2,434,000	$18,255
2028	$2,434,000	$18,255
2029	$0	$0
Total	$7,302,000	$54,765

Other Taxes and Revenues from Workers

During the facility's construction, other taxes -- in addition to sales and franchise taxes -- will be collected for the State's general fund. The estimated annual collections from each worker of these other taxes during construction are the following:

Table 29
Other Revenues for the State from Each Worker
During Construction

Gasoline taxes	$38
Motor vehicle sales and use taxes	$438
Cigarette and tobacco taxes	$95
Alcohol beverage taxes	$182
Net lottery proceeds	$297
Total	$1,049

Other taxes and revenues from workers for the State during construction will be the following:

Table 30
Other Revenues for the State from Workers During Construction

Year	Gasoline Taxes	Motor Vehicle Sales and Use Taxes	Cigarette and Tobacco Taxes	Alcoholic Beverage Taxes	Net Lottery Proceeds	Total Other Taxes & Revenues
2026	$5,012	$58,477	$12,698	$24,327	$39,698	$140,212
2027	$5,163	$60,232	$13,079	$25,056	$40,889	$144,419
2028	$5,318	$62,039	$13,471	$25,808	$42,115	$148,751
2029	$0	$0	$0	$0	$0	$0
Total	$15,493	$180,748	$39,248	$75,191	$122,702	$433,382

Summary of General Fund Revenues for the State During Construction

During the facility's construction project, the State will receive the following revenues for its general fund:

Table 31
General Fund Revenues for the State During Construction

Year	Sales Tax Collections	Franchise Tax Collections	Other Taxes and Revenues	Total Revenues
2026	$499,460	$18,255	$140,212	$657,927
2027	$499,460	$18,255	$144,419	$662,134
2028	$499,460	$18,255	$148,751	$666,466
2029	$0	$0	$0	$0
Total	$1,498,381	$54,765	$433,382	$1,986,527

State of Texas Economic Impacts During the Facility's Operations

The facility's estimated annual revenues during the first 38 years are shown below:

Table 32
Facility's Estimated Annual Operating Revenues

		Total Operating Revenues
2026	Year 1	$0
2027	Year 2	$0
2028	Year 3	$76,938,290
2029	Year 4	$96,973,179
2030	Year 5	$105,772,861
2031	Year 6	$47,995,552
2032	Year 7	$48,689,818
2033	Year 8	$60,423,576
2034	Year 9	$60,869,667
2035	Year 10	$61,051,403
2036	Year 11	$67,121,767
2037	Year 12	$68,948,716
2038	Year 13	$70,628,873
2039	Year 14	$69,912,891
2040	Year 15	$76,927,131
2041	Year 16	$76,150,400
2042	Year 17	$79,779,923
2043	Year 18	$81,192,223
2044	Year 19	$87,897,987
2045	Year 20	$85,951,960
2046	Year 21	$91,149,823
2047	Year 22	$93,664,348
2048	Year 23	$95,818,628
2049	Year 24	$98,022,456
2050	Year 25	$100,276,973
2051	Year 26	$102,583,343
2052	Year 27	$104,942,760
2053	Year 28	$107,356,444
2054	Year 29	$109,825,642
2055	Year 30	$112,351,631
2056	Year 31	$114,935,719
2057	Year 32	$117,579,241
2058	Year 33	$120,283,563
2059	Year 34	$123,050,085

Table 32 continued on the next page

Table 32 - Continued Facility's Estimated Annual Operating Revenues		
		Total Operating Revenues
2060	Year 35	$125,880,237
2061	Year 36	$128,775,482
2062	Year 37	$128,844,870
2063	Year 38	$132,710,217
Total		$3.33 B

Economic Output During Operations

The facility's annual operating revenues will result in the following direct, indirect and induced output:

Table 33 Output During Operations			
Year	Direct Operations Output	Indirect & Induced Output	Total Output
2026	$0	$0	$0
2027	$0	$0	$0
2028	$76,938,290	$75,091,771	$152,030,060
2029	$96,973,179	$94,645,822	$191,619,001
2030	$105,772,861	$103,234,313	$209,007,174
2031	$47,995,552	$46,843,658	$94,839,210
2032	$48,689,818	$47,521,262	$96,211,080
2033	$60,423,576	$58,973,411	$119,396,987
2034	$60,869,667	$59,408,795	$120,278,462
2035	$61,051,403	$59,586,169	$120,637,572
2036	$67,121,767	$65,510,844	$132,632,611
2037	$68,948,716	$67,293,947	$136,242,663
2038	$70,628,873	$68,933,780	$139,562,652
2039	$69,912,891	$68,234,981	$138,147,872
2040	$76,927,131	$75,080,880	$152,008,010
2041	$76,150,400	$74,322,791	$150,473,191
2042	$79,779,923	$77,865,204	$157,645,127
2043	$81,192,223	$79,243,609	$160,435,832
2044	$87,897,987	$85,788,435	$173,686,422
2045	$85,951,960	$83,889,113	$169,841,073

Table 33 continued on the next page

Table 33 - Continued Output During Operations			
Year	Direct Operations Output	Indirect & Induced Output	Total Output
2046	$91,149,823	$88,962,228	$180,112,051
2047	$93,664,348	$91,416,403	$185,080,751
2048	$95,818,628	$93,518,981	$189,337,609
2049	$98,022,456	$95,669,917	$193,692,374
2050	$100,276,973	$97,870,325	$198,147,298
2051	$102,583,343	$100,121,343	$202,704,686
2052	$104,942,760	$102,424,134	$207,366,894
2053	$107,356,444	$104,779,889	$212,136,332
2054	$109,825,642	$107,189,826	$217,015,468
2055	$112,351,631	$109,655,192	$222,006,824
2056	$114,935,719	$112,177,262	$227,112,981
2057	$117,579,241	$114,757,339	$232,336,579
2058	$120,283,563	$117,396,758	$237,680,321
2059	$123,050,085	$120,096,883	$243,146,968
2060	$125,880,237	$122,859,111	$248,739,348
2061	$128,775,482	$125,684,871	$254,460,353
2062	$128,844,870	$125,752,594	$254,597,464
2063	$132,710,217	$129,525,171	$262,235,388
Total	$3.33 B	$3.25 B	$6.58 B

Employment during Operations

This project is a natural gas peaker facility, which is highly capital-intensive but requires minimal ongoing staffing. While it will not directly employ any workers, it will support jobs in the broader economy through spending on goods, services, and maintenance. As such, the analysis reports zero direct jobs but includes the indirect and induced employment impacts generated by the project's economic output. These estimates are derived using the RIMS II economic impact model, which captures the ripple effects of project-related spending throughout the state and local economy.

Therefore, the following number of direct, indirect and induced jobs will be supported during the facility's operations:

Table 34
Direct, Indirect & Induced Employment During Operations

Year	Direct Operations Employment	Indirect & Induced Employment	Total Employment
2026	0	0	0
2027	0	0	0
2028	0	371	371
2029	0	371	371
2030	0	371	371
2031	0	371	371
2032	0	371	371
2033	0	371	371
2034	0	371	371
2035	0	371	371
2036	0	371	371
2037	0	371	371
2038	0	371	371
2039	0	371	371
2040	0	371	371
2041	0	371	371
2042	0	371	371
2043	0	371	371
2044	0	371	371
2045	0	371	371
2046	0	371	371
2047	0	371	371
2048	0	371	371
2049	0	371	371
2050	0	371	371
2051	0	371	371

Table 34 continued on the next page

Table 34 - Continued Direct, Indirect & Induced Employment During Operations			
Year	Direct Operations Employment	Indirect & Induced Employment	Total Employment
2052	0	371	371
2053	0	371	371
2054	0	371	371
2055	0	371	371
2056	0	371	371
2057	0	371	371
2058	0	371	371
2059	0	371	371
2060	0	371	371
2061	0	371	371
2062	0	371	371
2063	0	371	371

The direct, indirect and induced payrolls during the facility's operations will be the following:

Table 35 Direct, Indirect and Induced Payroll During Operations			
Year	Direct Operations Payroll	Indirect & Induced Payroll	Total Payroll
2026	$0	$0	$0
2027	$0	$0	$0
2028	$0	$22,732,057	$22,732,057
2029	$0	$23,186,698	$23,186,698
2030	$0	$23,650,432	$23,650,432
2031	$0	$24,123,441	$24,123,441
2032	$0	$24,605,910	$24,605,910
2033	$0	$25,098,028	$25,098,028
2034	$0	$25,599,988	$25,599,988
2035	$0	$26,111,988	$26,111,988
2036	$0	$26,634,228	$26,634,228
2037	$0	$27,166,912	$27,166,912
2038	$0	$27,710,251	$27,710,251
2039	$0	$28,264,456	$28,264,456

Table 35 continued on the next page

Table 35 - Continued
Direct, Indirect and Induced Payroll During Operations

Year	Direct Operations Payroll	Indirect & Induced Payroll	Total Payroll
2040	$0	$28,829,745	$28,829,745
2041	$0	$29,406,340	$29,406,340
2042	$0	$29,994,466	$29,994,466
2043	$0	$30,594,356	$30,594,356
2044	$0	$31,206,243	$31,206,243
2045	$0	$31,830,368	$31,830,368
2046	$0	$32,466,975	$32,466,975
2047	$0	$33,116,315	$33,116,315
2048	$0	$33,778,641	$33,778,641
2049	$0	$34,454,214	$34,454,214
2050	$0	$35,143,298	$35,143,298
2051	$0	$35,846,164	$35,846,164
2052	$0	$36,563,087	$36,563,087
2053	$0	$37,294,349	$37,294,349
2054	$0	$38,040,236	$38,040,236
2055	$0	$38,801,041	$38,801,041
2056	$0	$39,577,062	$39,577,062
2057	$0	$40,368,603	$40,368,603
2058	$0	$41,175,975	$41,175,975
2059	$0	$41,999,494	$41,999,494
2060	$0	$42,839,484	$42,839,484
2061	$0	$43,696,274	$43,696,274
2062	$0	$44,570,199	$44,570,199
2063	$0	$45,461,603	$45,461,603
Total	$0.00 B	$1.18 B	$1.18 B

State of Texas Fiscal Impacts During the Facility's Operations

Taxable Sales on Indirect and Induced Worker Spending

An estimated 26% of the gross salaries of indirect and induced workers will be spent on taxable goods and services. If this is the case, worker spending will result in taxable sales, as shown below.

Table 36
Taxable Spending by Indirect, & Induced Workers

Year	Worker Salaries	Workers' Taxable Spending
2026	$0	$0
2027	$0	$0
2028	$22,732,057	$5,910,335
2029	$23,186,698	$6,028,542
2030	$23,650,432	$6,149,112
2031	$24,123,441	$6,272,095
2032	$24,605,910	$6,397,536
2033	$25,098,028	$6,525,487
2034	$25,599,988	$6,655,997
2035	$26,111,988	$6,789,117
2036	$26,634,228	$6,924,899
2037	$27,166,912	$7,063,397
2038	$27,710,251	$7,204,665
2039	$28,264,456	$7,348,758
2040	$28,829,745	$7,495,734
2041	$29,406,340	$7,645,648
2042	$29,994,466	$7,798,561
2043	$30,594,356	$7,954,533
2044	$31,206,243	$8,113,623
2045	$31,830,368	$8,275,896
2046	$32,466,975	$8,441,414
2047	$33,116,315	$8,610,242
2048	$33,778,641	$8,782,447
2049	$34,454,214	$8,958,096
2050	$35,143,298	$9,137,257
2051	$35,846,164	$9,320,003
2052	$36,563,087	$9,506,403
2053	$37,294,349	$9,696,531
2054	$38,040,236	$9,890,461
2055	$38,801,041	$10,088,271

Table 36 continued on the next page

Table 36 - Continued Taxable Spending by Indirect, & Induced Workers		
Year	Worker Salaries	Workers' Taxable Spending
2056	$39,577,062	$10,290,036
2057	$40,368,603	$10,495,837
2058	$41,175,975	$10,705,753
2059	$41,999,494	$10,919,869
2060	$42,839,484	$11,138,266
2061	$43,696,274	$11,361,031
2062	$44,570,199	$11,588,252
2063	$45,461,603	$11,820,017
Total	$1,181,938,919	$307,304,119

The Facility's Taxable Sales

The facility does not expect to have any sales subject to Texas sales tax.

Taxable Spending by the Facility and Indirect and Induced Companies

The facility's estimated taxable spending is shown below along with 2.5% of operating expenditures of indirect and induced companies which may be spent on taxable goods and services. If this is the case, the following taxable spending can be expected from the companies:

Table 37 Taxable Spending by the Facility and Indirect Companies			
Year	The Facility's Estimated Taxable Spending	Estimated Taxable Spending by Indirect & Induced Companies	Total Facility and Companies' Taxable Spending
2026	$0	$0	$0
2027	$0	$0	$0
2028	$769,383	$1,877,294	$2,646,677
2029	$969,732	$2,366,146	$3,335,877
2030	$1,057,729	$2,580,858	$3,638,586
2031	$479,956	$1,171,091	$1,651,047
2032	$486,898	$1,188,032	$1,674,930
2033	$604,236	$1,474,335	$2,078,571
2034	$608,697	$1,485,220	$2,093,917
2035	$610,514	$1,489,654	$2,100,168
2036	$671,218	$1,637,771	$2,308,989
2037	$689,487	$1,682,349	$2,371,836
2038	$706,289	$1,723,344	$2,429,633
2039	$699,129	$1,705,875	$2,405,003
2040	$769,271	$1,877,022	$2,646,293
2041	$761,504	$1,858,070	$2,619,574
2042	$797,799	$1,946,630	$2,744,429
2043	$811,922	$1,981,090	$2,793,012
2044	$878,980	$2,144,711	$3,023,691
2045	$859,520	$2,097,228	$2,956,747
2046	$911,498	$2,224,056	$3,135,554
2047	$936,643	$2,285,410	$3,222,054
2048	$958,186	$2,337,975	$3,296,161
2049	$980,225	$2,391,748	$3,371,972
2050	$1,002,770	$2,446,758	$3,449,528
2051	$1,025,833	$2,503,034	$3,528,867
2052	$1,049,428	$2,560,603	$3,610,031
2053	$1,073,564	$2,619,497	$3,693,062

Table 37 continued on the next page

Table 37 - Continued Taxable Spending by the Facility and Indirect Companies			
Year	The Facility's Estimated Taxable Spending	Estimated Taxable Spending by Indirect & Induced Companies	Total Facility and Companies' Taxable Spending
2054	$1,098,256	$2,679,746	$3,778,002
2055	$1,123,516	$2,741,380	$3,864,896
2056	$1,149,357	$2,804,432	$3,953,789
2057	$1,175,792	$2,868,933	$4,044,726
2058	$1,202,836	$2,934,919	$4,137,755
2059	$1,230,501	$3,002,422	$4,232,923
2060	$1,258,802	$3,071,478	$4,330,280
2061	$1,287,755	$3,142,122	$4,429,877
2062	$1,288,449	$3,143,815	$4,432,264
2063	$1,327,102	$3,238,129	$4,565,231
Total	$33.31 M	$81.28 M	$114.60 M

Taxable Spending by Out-of-Town Visitors to the Facility

The firm did not provide information on the number of out-of-town visitors to its facility. As a result, this analysis does not include any visitor spending. However, it is reasonable to assume the facility will attract some visitors, so the exclusion of this spending likely results in a conservative estimate of the project's total impact.

Table 38 Spending by a Typical Out-of-State Visitor	
Estimated number of out of town visitors	0
Annual increase in number of out of town visitors from year 1 to 10 (0% after)	0.0%
Estimated average number of days spent visiting the facility	0
Average daily spending in the community subject to sales tax	$0
Estimated number of nights in a local motel	0
Average nightly room rate at a local motel	$0
Average annual increase in nightly room rate	2.0%
Average annual increase in daily taxable spending in the community	2.0%

Therefore, taxable spending by these visitors in the community and spending on lodging subject to hotel occupancy taxes are shown below.

Table 39 Spending by Out-of-Town Visitors		
Year	Taxable Spending in the Community	Spending on Lodging in the Community
2026	$0	$0
2027	$0	$0
2028	$0	$0
2029	$0	$0
2030	$0	$0
2031	$0	$0
2032	$0	$0
2033	$0	$0
2034	$0	$0
2035	$0	$0
2036	$0	$0
2037	$0	$0
2038	$0	$0
2039	$0	$0
2040	$0	$0
2041	$0	$0
2042	$0	$0
2043	$0	$0
2044	$0	$0
2045	$0	$0
2046	$0	$0
2047	$0	$0
2048	$0	$0
2049	$0	$0
2050	$0	$0
2051	$0	$0
2052	$0	$0
2053	$0	$0
2054	$0	$0
2055	$0	$0
2056	$0	$0
2057	$0	$0
2058	$0	$0
2059	$0	$0

Table 39 continued on the next page

Table 39 - Continued Spending by Out-of-Town Visitors		
Year	Taxable Spending in the Community	Spending on Lodging in the Community
2060	$0	$0
2061	$0	$0
2062	$0	$0
2063	$0	$0
Total	$0	$0

Total Taxable Sales

Taxable spending by workers and spending by the facility and related indirect and induced companies will result in the following total taxable sales:

Table 40 Estimated Total Taxable Sales						
Year	Workers' Taxable Spending	The Facility's Taxable Sales	The Company's Taxable Spending	Indirect & Induced Companies' Taxable Spending	Taxable Spending by Visitors in The Community	Total Taxable Sales
2026	$0	$0	$0	$0	$0	$0
2027	$0	$0	$0	$0	$0	$0
2028	$5,910,335	$0	$769,383	$1,877,294	$0	$8,557,012
2029	$6,028,542	$0	$969,732	$2,366,146	$0	$9,364,419
2030	$6,149,112	$0	$1,057,729	$2,580,858	$0	$9,787,699
2031	$6,272,095	$0	$479,956	$1,171,091	$0	$7,923,142
2032	$6,397,536	$0	$486,898	$1,188,032	$0	$8,072,466
2033	$6,525,487	$0	$604,236	$1,474,335	$0	$8,604,058
2034	$6,655,997	$0	$608,697	$1,485,220	$0	$8,749,914
2035	$6,789,117	$0	$610,514	$1,489,654	$0	$8,889,285
2036	$6,924,899	$0	$671,218	$1,637,771	$0	$9,233,888
2037	$7,063,397	$0	$689,487	$1,682,349	$0	$9,435,233
2038	$7,204,665	$0	$706,289	$1,723,344	$0	$9,634,298
2039	$7,348,758	$0	$699,129	$1,705,875	$0	$9,753,762
2040	$7,495,734	$0	$769,271	$1,877,022	$0	$10,142,027
2041	$7,645,648	$0	$761,504	$1,858,070	$0	$10,265,222
2042	$7,798,561	$0	$797,799	$1,946,630	$0	$10,542,991
2043	$7,954,533	$0	$811,922	$1,981,090	$0	$10,747,545

Table 40 continued on the next page

Table 40 - Continued Estimated Total Taxable Sales						
Year	Workers' Taxable Spending	The Facility's Taxable Sales	The Company's Taxable Spending	Indirect & Induced Companies' Taxable Spending	Taxable Spending by Visitors in The Community	Total Taxable Sales
2044	$8,113,623	$0	$878,980	$2,144,711	$0	$11,137,314
2045	$8,275,896	$0	$859,520	$2,097,228	$0	$11,232,643
2046	$8,441,414	$0	$911,498	$2,224,056	$0	$11,576,967
2047	$8,610,242	$0	$936,643	$2,285,410	$0	$11,832,295
2048	$8,782,447	$0	$958,186	$2,337,975	$0	$12,078,607
2049	$8,958,096	$0	$980,225	$2,391,748	$0	$12,330,068
2050	$9,137,257	$0	$1,002,770	$2,446,758	$0	$12,586,785
2051	$9,320,003	$0	$1,025,833	$2,503,034	$0	$12,848,870
2052	$9,506,403	$0	$1,049,428	$2,560,603	$0	$13,116,434
2053	$9,696,531	$0	$1,073,564	$2,619,497	$0	$13,389,592
2054	$9,890,461	$0	$1,098,256	$2,679,746	$0	$13,668,463
2055	$10,088,271	$0	$1,123,516	$2,741,380	$0	$13,953,167
2056	$10,290,036	$0	$1,149,357	$2,804,432	$0	$14,243,825
2057	$10,495,837	$0	$1,175,792	$2,868,933	$0	$14,540,563
2058	$10,705,753	$0	$1,202,836	$2,934,919	$0	$14,843,508
2059	$10,919,869	$0	$1,230,501	$3,002,422	$0	$15,152,791
2060	$11,138,266	$0	$1,258,802	$3,071,478	$0	$15,468,546
2061	$11,361,031	$0	$1,287,755	$3,142,122	$0	$15,790,908
2062	$11,588,252	$0	$1,288,449	$3,143,815	$0	$16,020,515
2063	$11,820,017	$0	$1,327,102	$3,238,129	$0	$16,385,248
Total	$307,304,119	$0	$33,312,777	$81,283,175	$0	$421,900,071

Sales Tax Collections

With a 6.25% sales tax, the state will collect the following sales tax on the spending of workers, companies and visitors:

Table 41
Estimated Sales Tax Collections During Operations

Year	On Workers' Spending	On The Facility's Taxable Sales	On the Company's Taxable Spending	On Indirect Companies' Taxable Spending	On Taxable Spending of Visitors in the Community	Total Sales Tax Collections
2026	$0	$0	$0	$0	$0	$0
2027	$0	$0	$0	$0	$0	$0
2028	$369,396	$0	$48,086	$117,331	$0	$534,813
2029	$376,784	$0	$60,608	$147,884	$0	$585,276
2030	$384,320	$0	$66,108	$161,304	$0	$611,731
2031	$392,006	$0	$29,997	$73,193	$0	$495,196
2032	$399,846	$0	$30,431	$74,252	$0	$504,529
2033	$407,843	$0	$37,765	$92,146	$0	$537,754
2034	$416,000	$0	$38,044	$92,826	$0	$546,870
2035	$424,320	$0	$38,157	$93,103	$0	$555,580
2036	$432,806	$0	$41,951	$102,361	$0	$577,118
2037	$441,462	$0	$43,093	$105,147	$0	$589,702
2038	$450,292	$0	$44,143	$107,709	$0	$602,144
2039	$459,297	$0	$43,696	$106,617	$0	$609,610
2040	$468,483	$0	$48,079	$117,314	$0	$633,877
2041	$477,853	$0	$47,594	$116,129	$0	$641,576
2042	$487,410	$0	$49,862	$121,664	$0	$658,937
2043	$497,158	$0	$50,745	$123,818	$0	$671,722
2044	$507,101	$0	$54,936	$134,044	$0	$696,082
2045	$517,243	$0	$53,720	$131,077	$0	$702,040
2046	$527,588	$0	$56,969	$139,003	$0	$723,560
2047	$538,140	$0	$58,540	$142,838	$0	$739,518
2048	$548,903	$0	$59,887	$146,123	$0	$754,913
2049	$559,881	$0	$61,264	$149,484	$0	$770,629
2050	$571,079	$0	$62,673	$152,922	$0	$786,674
2051	$582,500	$0	$64,115	$156,440	$0	$803,054
2052	$594,150	$0	$65,589	$160,038	$0	$819,777
2053	$606,033	$0	$67,098	$163,719	$0	$836,850
2054	$618,154	$0	$68,641	$167,484	$0	$854,279
2055	$630,517	$0	$70,220	$171,336	$0	$872,073
2056	$643,127	$0	$71,835	$175,277	$0	$890,239
2057	$655,990	$0	$73,487	$179,308	$0	$908,785
2058	$669,110	$0	$75,177	$183,432	$0	$927,719
2059	$682,492	$0	$76,906	$187,651	$0	$947,049

Table 41 continued on the next page

Table 41 - Continued Estimated Sales Tax Collections During Operations						
Year	On Workers' Spending	On The Facility's Taxable Sales	On the Company's Spending	On Indirect Companies' Taxable Spending	On Taxable Spending of Visitors in the Community	Total Sales Tax Collections
2060	$696,142	$0	$78,675	$191,967	$0	$966,784
2061	$710,064	$0	$80,485	$196,383	$0	$986,932
2062	$724,266	$0	$80,528	$196,488	$0	$1,001,282
2063	$738,751	$0	$82,944	$202,383	$0	$1,024,078
Total	$19,206,507	$0	$2,082,049	$5,080,198	$0	$26,368,754

Hotel Occupancy Tax Collections

From the overnight lodging spending of visitors to the facility, the state will collect the following hotel occupancy taxes:

Table 42 Estimated Hotel Occupancy Tax Collections from Visitors		
Year	*Spending on Lodging*	Total Hotel Occupancy Tax Collections
2026	*$0*	$0
2027	*$0*	$0
2028	*$0*	$0
2029	*$0*	$0
2030	*$0*	$0
2031	*$0*	$0
2032	*$0*	$0
2033	*$0*	$0
2034	*$0*	$0
2035	*$0*	$0
2036	*$0*	$0
2037	*$0*	$0
2038	*$0*	$0
2039	*$0*	$0
2040	*$0*	$0
2041	*$0*	$0

Table 42 continued on the next page

Table 42 - Continued Estimated Hotel Occupancy Tax Collections from Visitors		
Year	*Spending on Lodging*	Total Hotel Occupancy Tax Collections
2042	*$0*	$0
2043	*$0*	$0
2044	*$0*	$0
2045	*$0*	$0
2046	*$0*	$0
2047	*$0*	$0
2048	*$0*	$0
2049	*$0*	$0
2050	*$0*	$0
2051	*$0*	$0
2052	*$0*	$0
2053	*$0*	$0
2054	*$0*	$0
2055	*$0*	$0
2056	*$0*	$0
2057	*$0*	$0
2058	*$0*	$0
2059	*$0*	$0
2060	*$0*	$0
2061	*$0*	$0
2062	*$0*	$0
2063	*$0*	$0
Total	*$0*	$0

Franchise Tax Collections from the Company and Indirect and Induced Businesses

Texas franchise tax is a tax on "taxable margin," which is a concept similar to taxable income. Generally, an entity's taxable margin is its revenue less either its cost of goods sold or its compensation expense, but not both. If 70% of the entity's revenue is less than either of these calculations, then 70% of revenue is the taxable margin. Taxable margin must then be apportioned to business done in Texas, measured by the ratio of gross receipts from business done in Texas to gross receipts from business done everywhere. The tax rate is then applied to the apportioned margin. A rate of .375% is used for taxable entities primarily engaged in retail or wholesale trade, and a .75% rate is used for all other entities.

Estimated Taxable Margins of the Company and Indirect and Induced Companies

The facility's estimated taxable margins subject to Texas franchise tax may be 5% of its economic output and the estimated taxable margins of indirect companies may be 5% of output.
If this is the case, the estimated taxable margins of the company and indirect and induced companies that will be subject to corporate franchise taxes in the state of Texas are shown below.

Table 43
Revenues of the Company Subject to Franchise Taxes & Taxable Margins of Indirect and Induced Companies During Operations

Year	Direct Taxable Margins	Indirect & Induced Taxable Margins	Total Revenues Subject to Franchise Taxes
2026	$0	$0	$0
2027	$0	$0	$0
2028	$3,846,914	$3,754,589	$7,601,503
2029	$4,848,659	$4,732,291	$9,580,950
2030	$5,288,643	$5,161,716	$10,450,359
2031	$2,399,778	$2,342,183	$4,741,960
2032	$2,434,491	$2,376,063	$4,810,554
2033	$3,021,179	$2,948,671	$5,969,849
2034	$3,043,483	$2,970,440	$6,013,923
2035	$3,052,570	$2,979,308	$6,031,879
2036	$3,356,088	$3,275,542	$6,631,631
2037	$3,447,436	$3,364,697	$6,812,133
2038	$3,531,444	$3,446,689	$6,978,133
2039	$3,495,645	$3,411,749	$6,907,394
2040	$3,846,357	$3,754,044	$7,600,401
2041	$3,807,520	$3,716,140	$7,523,660

Table 43 continued on the next page

Table 43 - Continued Revenues of the Company Subject to Franchise Taxes & Taxable Margins of Indirect and Induced Companies During Operations			
Year	Direct Taxable Margins	Indirect & Induced Taxable Margins	Total Revenues Subject to Franchise Taxes
2042	$3,988,996	$3,893,260	$7,882,256
2043	$4,059,611	$3,962,180	$8,021,792
2044	$4,394,899	$4,289,422	$8,684,321
2045	$4,297,598	$4,194,456	$8,492,054
2046	$4,557,491	$4,448,111	$9,005,603
2047	$4,683,217	$4,570,820	$9,254,038
2048	$4,790,931	$4,675,949	$9,466,880
2049	$4,901,123	$4,783,496	$9,684,619
2050	$5,013,849	$4,893,516	$9,907,365
2051	$5,129,167	$5,006,067	$10,135,234
2052	$5,247,138	$5,121,207	$10,368,345
2053	$5,367,822	$5,238,994	$10,606,817
2054	$5,491,282	$5,359,491	$10,850,773
2055	$5,617,582	$5,482,760	$11,100,341
2056	$5,746,786	$5,608,863	$11,355,649
2057	$5,878,962	$5,737,867	$11,616,829
2058	$6,014,178	$5,869,838	$11,884,016
2059	$6,152,504	$6,004,844	$12,157,348
2060	$6,294,012	$6,142,956	$12,436,967
2061	$6,438,774	$6,284,244	$12,723,018
2062	$6,442,244	$6,287,630	$12,729,873
2063	$6,635,511	$6,476,259	$13,111,769
Total	$166.56 M	$162.57 M	$329.13 M

Estimated Franchise Tax Payments by the Company and Indirect and Induced Companies

The estimated annual franchise tax payments to the State by the facility and indirect and induced businesses are shown below.

Table 44 Estimated Franchise Tax Collections from the Facility and Indirect and Induced Businesses During Operations			
	The Facility	Indirect & Induced Businesses	Total
2026	$0	$0	$0
2027	$0	$0	$0
2028	$28,852	$28,159	$57,011
2029	$36,365	$35,492	$71,857
2030	$39,665	$38,713	$78,378
2031	$17,998	$17,566	$35,565
2032	$18,259	$17,820	$36,079
2033	$22,659	$22,115	$44,774
2034	$22,826	$22,278	$45,104
2035	$22,894	$22,345	$45,239
2036	$25,171	$24,567	$49,737
2037	$25,856	$25,235	$51,091
2038	$26,486	$25,850	$52,336
2039	$26,217	$25,588	$51,805
2040	$28,848	$28,155	$57,003
2041	$28,556	$27,871	$56,427
2042	$29,917	$29,199	$59,117
2043	$30,447	$29,716	$60,163
2044	$32,962	$32,171	$65,132
2045	$32,232	$31,458	$63,690
2046	$34,181	$33,361	$67,542
2047	$35,124	$34,281	$69,405
2048	$35,932	$35,070	$71,002
2049	$36,758	$35,876	$72,635
2050	$37,604	$36,701	$74,305
2051	$38,469	$37,546	$76,014
2052	$39,354	$38,409	$77,763
2053	$40,259	$39,292	$79,551
2054	$41,185	$40,196	$81,381
2055	$42,132	$41,121	$83,253

Table 44 continued on the next page

Table 44 - Continued Estimated Franchise Tax Collections from the Facility and Indirect and Induced Businesses During Operations			
	The Facility	Indirect & Induced Businesses	Total
2056	$43,101	$42,066	$85,167
2057	$44,092	$43,034	$87,126
2058	$45,106	$44,024	$89,130
2059	$46,144	$45,036	$91,180
2060	$47,205	$46,072	$93,277
2061	$48,291	$47,132	$95,423
2062	$48,317	$47,157	$95,474
2063	$49,766	$48,572	$98,338
Total	$1,249,229	$1,219,248	$2,468,477

Other Taxes and Revenues from Workers

During the facility's operations, other taxes -- in addition to sales and franchise taxes -- will be collected for the State's general fund. The estimated annual collections of other taxes from each worker during operations are the following:

Table 45 Other Revenues for the State from Each Worker During Operations	
Gasoline taxes	$38
Motor vehicle sales and use taxes	$438
Cigarette and tobacco taxes	$95
Alcoholic beverage taxes	$182
Net lottery proceeds	$297
Total	$1,049

Other taxes and revenues for the State from workers during the facility's operations will be the following:

Table 46
Other Revenues for the State from Workers During Operations

Year	Gasoline Taxes	Motor Vehicle Sales and Use Taxes	Cigarette and Tobacco Taxes	Alcoholic Beverage Taxes	Net Lottery Proceeds	Total Other Taxes and Revenues
2026	$0	$0	$0	$0	$0	$0
2027	$0	$0	$0	$0	$0	$0
2028	$14,764	$172,245	$37,402	$71,654	$116,930	$412,995
2029	$15,207	$177,412	$38,524	$73,804	$120,438	$425,384
2030	$15,663	$182,735	$39,680	$76,018	$124,051	$438,146
2031	$16,133	$188,217	$40,870	$78,298	$127,772	$451,290
2032	$16,617	$193,863	$42,096	$80,647	$131,606	$464,829
2033	$17,115	$199,679	$43,359	$83,067	$135,554	$478,774
2034	$17,629	$205,670	$44,660	$85,559	$139,620	$493,137
2035	$18,158	$211,840	$45,999	$88,125	$143,809	$507,931
2036	$18,702	$218,195	$47,379	$90,769	$148,123	$523,169
2037	$19,263	$224,741	$48,801	$93,492	$152,567	$538,864
2038	$19,841	$231,483	$50,265	$96,297	$157,144	$555,030
2039	$20,437	$238,427	$51,773	$99,186	$161,858	$571,681
2040	$21,050	$245,580	$53,326	$102,161	$166,714	$588,831
2041	$21,681	$252,948	$54,926	$105,226	$171,715	$606,496
2042	$22,332	$260,536	$56,574	$108,383	$176,867	$624,691
2043	$23,002	$268,352	$58,271	$111,635	$182,173	$643,432
2044	$23,692	$276,403	$60,019	$114,984	$187,638	$662,735
2045	$24,402	$284,695	$61,819	$118,433	$193,267	$682,617
2046	$25,134	$293,236	$63,674	$121,986	$199,065	$703,096
2047	$25,889	$302,033	$65,584	$125,646	$205,037	$724,188
2048	$26,665	$311,094	$67,552	$129,415	$211,188	$745,914
2049	$27,465	$320,427	$69,578	$133,297	$217,524	$768,291
2050	$28,289	$330,039	$71,666	$137,296	$224,050	$791,340
2051	$29,138	$339,941	$73,816	$141,415	$230,771	$815,080
2052	$30,012	$350,139	$76,030	$145,658	$237,694	$839,533
2053	$30,912	$360,643	$78,311	$150,027	$244,825	$864,719
2054	$31,840	$371,462	$80,660	$154,528	$252,170	$890,660
2055	$32,795	$382,606	$83,080	$159,164	$259,735	$917,380
2056	$33,779	$394,084	$85,573	$163,939	$267,527	$944,902
2057	$34,792	$405,907	$88,140	$168,857	$275,553	$973,249
2058	$35,836	$418,084	$90,784	$173,923	$283,819	$1,002,446
2059	$36,911	$430,627	$93,507	$179,141	$292,334	$1,032,520
2060	$38,018	$443,545	$96,313	$184,515	$301,104	$1,063,495
2061	$39,159	$456,852	$99,202	$190,050	$310,137	$1,095,400
2062	$40,333	$470,557	$102,178	$195,752	$319,441	$1,128,262
2063	$41,543	$484,674	$105,244	$201,624	$329,024	$1,162,110
Total	$934,198	$10,898,971	$2,366,634	$4,533,972	$7,398,844	$26,132,619

The Total Revenues for the State of Texas from the Facility's Operations

The total increase in state revenues from the facility's operations are shown below.

Table 47 General Fund Revenues for the State During Operations					
Year	Sales Tax Collections	Hotel Occupancy Taxes	Franchise Tax Collections	Other Taxes and Revenues	Total State Revenues
2026	$0	$0	$0	$0	$0
2027	$0	$0	$0	$0	$0
2028	$534,813	$0	$57,011	$412,995	$1,004,819
2029	$585,276	$0	$71,857	$425,384	$1,082,518
2030	$611,731	$0	$78,378	$438,146	$1,128,255
2031	$495,196	$0	$35,565	$451,290	$982,051
2032	$504,529	$0	$36,079	$464,829	$1,005,437
2033	$537,754	$0	$44,774	$478,774	$1,061,301
2034	$546,870	$0	$45,104	$493,137	$1,085,111
2035	$555,580	$0	$45,239	$507,931	$1,108,751
2036	$577,118	$0	$49,737	$523,169	$1,150,024
2037	$589,702	$0	$51,091	$538,864	$1,179,657
2038	$602,144	$0	$52,336	$555,030	$1,209,510
2039	$609,610	$0	$51,805	$571,681	$1,233,097
2040	$633,877	$0	$57,003	$588,831	$1,279,711
2041	$641,576	$0	$56,427	$606,496	$1,304,500
2042	$658,937	$0	$59,117	$624,691	$1,342,745
2043	$671,722	$0	$60,163	$643,432	$1,375,317
2044	$696,082	$0	$65,132	$662,735	$1,423,950
2045	$702,040	$0	$63,690	$682,617	$1,448,348
2046	$723,560	$0	$67,542	$703,096	$1,494,198
2047	$739,518	$0	$69,405	$724,188	$1,533,112
2048	$754,913	$0	$71,002	$745,914	$1,571,829
2049	$770,629	$0	$72,635	$768,291	$1,611,555
2050	$786,674	$0	$74,305	$791,340	$1,652,320
2051	$803,054	$0	$76,014	$815,080	$1,694,149
2052	$819,777	$0	$77,763	$839,533	$1,737,073
2053	$836,850	$0	$79,551	$864,719	$1,781,119
2054	$854,279	$0	$81,381	$890,660	$1,826,320
2055	$872,073	$0	$83,253	$917,380	$1,872,706
2056	$890,239	$0	$85,167	$944,902	$1,920,308
2057	$908,785	$0	$87,126	$973,249	$1,969,160
2058	$927,719	$0	$89,130	$1,002,446	$2,019,295

Table 47 continued on the next page

Table 47 - Continued General Fund Revenues for the State During Operations					
Year	Sales Tax Collections	Hotel Occupancy Taxes	Franchise Tax Collections	Other Taxes and Revenues	Total State Revenues
2059	$947,049	$0	$91,180	$1,032,520	$2,070,749
2060	$966,784	$0	$93,277	$1,063,495	$2,123,556
2061	$986,932	$0	$95,423	$1,095,400	$2,177,754
2062	$1,001,282	$0	$95,474	$1,128,262	$2,225,018
2063	$1,024,078	$0	$98,338	$1,162,110	$2,284,526
Total	$26,368,754	$0	$2,468,477	$26,132,619	$54,969,850

The Total Revenues for the State of Texas from the Facility's Operations - Direct vs. Indirect

The table below details the total increase in state revenues from the facility's operations by direct and indirect sources.

Table 48 Direct vs. Indirect: General Fund Revenues for the State During Operations			
Year	Direct Taxes	Indirect Taxes	Total State Revenues
2026	$0	$0	$0
2027	$0	$0	$0
2028	$76,938	$927,881	$1,004,819
2029	$96,973	$985,544	$1,082,518
2030	$105,773	$1,022,482	$1,128,255
2031	$47,996	$934,056	$982,051
2032	$48,690	$956,747	$1,005,437
2033	$60,424	$1,000,878	$1,061,301
2034	$60,870	$1,024,241	$1,085,111
2035	$61,051	$1,047,699	$1,108,751
2036	$67,122	$1,082,903	$1,150,024
2037	$68,949	$1,110,709	$1,179,657
2038	$70,629	$1,138,881	$1,209,510
2039	$69,913	$1,163,184	$1,233,097
2040	$76,927	$1,202,784	$1,279,711
2041	$76,150	$1,228,350	$1,304,500
2042	$79,780	$1,262,965	$1,342,745
2043	$81,192	$1,294,125	$1,375,317
2044	$87,898	$1,336,052	$1,423,950
2045	$85,952	$1,362,396	$1,448,348
2046	$91,150	$1,403,048	$1,494,198
2047	$93,664	$1,439,448	$1,533,112
2048	$95,819	$1,476,010	$1,571,829
2049	$98,022	$1,513,533	$1,611,555
2050	$100,277	$1,552,043	$1,652,320
2051	$102,583	$1,591,566	$1,694,149
2052	$104,943	$1,632,130	$1,737,073
2053	$107,356	$1,673,763	$1,781,119
2054	$109,826	$1,716,495	$1,826,320
2055	$112,352	$1,760,354	$1,872,706
2056	$114,936	$1,805,372	$1,920,308
2057	$117,579	$1,851,581	$1,969,160

Table 48 continued on the next page

Table 48 - Continued Direct vs. Indirect: General Fund Revenues for the State During Operations			
Year	Direct Taxes	Indirect Taxes	Total State Revenues
2058	$120,284	$1,899,012	$2,019,295
2059	$123,050	$1,947,699	$2,070,749
2060	$125,880	$1,997,676	$2,123,556
2061	$128,775	$2,048,979	$2,177,754
2062	$128,845	$2,096,173	$2,225,018
2063	$132,710	$2,151,816	$2,284,526
Total	$3,331,278	$51,638,572	$54,969,850

Local Area Benefits
Economic Impact & Tax Revenue

Local vs. State Economic Impacts

The previous section of this analysis presented the economic impact in the State of Texas and this section presents the local economic impact, specifically within Brazoria County. In general, the state level economic impacts will be larger than the county level economic impacts. The larger statewide impact results from the fact that more economic activity will be captured within the state economy relative to the county economy.

The reason the occurs is known as leakage. Leakage results when the local economy is unable to supply all of the inputs needed by the project and some inputs are purchased from suppliers located outside of the local economy, for example elsewhere in the state.

It is important to note that the local economic impacts of output, employment, and payroll represent a subset of the statewide impact.

Local Economic Impacts During Construction

Construction Economic Output/Increase in Gross Area Product

The facility's construction project will provide direct, indirect and induced economic output/increase in gross area product in Brazoria County, as shown below.

The facility's construction costs again serve as the direct construction output and county-level multipliers are used to estimate the total impact inclusive of the indirect and induced effects.

Table 49
Economic Output/Increase in Gross Area Product in Brazoria County During Construction

Year	Direct Construction Output	Indirect & Induced Output	Total Output
2026	$10,000,000	$5,557,000	$15,557,000
2027	$10,000,000	$5,557,000	$15,557,000
2028	$10,000,000	$5,557,000	$15,557,000
2029	$0	$0	$0
Total	$30,000,000	$16,671,000	$46,671,000

An explanation of the multipliers used to calculate indirect and induced impacts is included later in this report.

Construction Employment

During construction, the following number of direct, indirect and induced jobs will be supported in Brazoria County each year:

Table 50 Direct, Indirect and Induced Employment in Brazoria County During Construction			
Year	Direct Construction Employment	Indirect & Induced Employment	Total Employment
2026	59	31	90
2027	59	31	90
2028	59	31	90
2029	0	0	0
Annual Avg.	59	31	90

Construction Payroll

The direct, indirect and induced payrolls during construction will be the following:

Table 51 Direct, Indirect and Induced Payroll in Brazoria County During Construction			
Year	Direct Construction Payroll	Indirect & Induced Payroll	Total Payroll
2026	$4,000,000	$1,686,800	$5,686,800
2027	$4,000,000	$1,686,800	$5,686,800
2028	$4,000,000	$1,686,800	$5,686,800
2029	$0	$0	$0
Total	$12,000,000	$5,060,400	$17,060,400

The direct construction employment and direct construction payroll derived in the state impact section serve as the direct impacts. The local impact shown here relies on Brazoria County multipliers to estimate the total impact inclusive of the indirect and induced effects.

Local Fiscal Impacts During Construction

Taxable Sales

A significant amount of taxable sales or spending during construction can be expected to take place within Brazoria County and nearby cities. If 10% of the statewide taxable sales during construction occur locally, the facility's construction project will result in the following taxable sales:

Table 52
Local Estimated Taxable Sales During Construction

Year	Estimated Taxable Machinery and Equipment	Estimated Taxable Construction Materials	Estimated Taxable Worker Spending	Total Taxable Sales
2026	$141,667	$450,000	$207,470	$799,136
2027	$141,667	$450,000	$207,470	$799,136
2028	$141,667	$450,000	$207,470	$799,136
2029	$0	$0	$0	$0
Total	$425,000	$1,350,000	$622,409	$2,397,409

Sales Tax Collections

With a combined 2.00% local sales tax, Brazoria County and nearby cities will collect the following sales tax on machinery and equipment, construction materials and construction worker spending:

Table 53
Estimated Sales Tax Collections During Construction

Year	On Taxable Machinery & Equipment	On Construction Materials	On Taxable Worker Spending	Total Sales Tax Collections	*Direct Sales Tax Collections*	*Total Sales Tax Collections*
2026	$2,833	$9,000	$4,149	$15,983	*$11,833*	*$4,149*
2027	$2,833	$9,000	$4,149	$15,983	*$11,833*	*$4,149*
2028	$2,833	$9,000	$4,149	$15,983	*$11,833*	*$4,149*
2029	$0	$0	$0	$0	*$0*	*$0*
Total	$8,500	$27,000	$12,448	$47,948	*$35,500*	*$12,448*

Summary of Local Taxes During Construction

During the facility's construction project, Brazoria County and nearby cities will receive the following tax revenues:

Table 54
Tax Revenues for the City During Construction

Year	City Sales Tax Collections	County Sales Tax Collections	Total Revenues
2026	$11,987	$3,996	$15,983
2027	$11,987	$3,996	$15,983
2028	$11,987	$3,996	$15,983
2029	$0	$0	$0
Total	$35,961	$11,987	$47,948

Local Economic Impacts During the Facility's Operations

Economic Output During Operations

The facility's estimated annual revenues during the first 38 years again serve as the direct economic output during operations.

The facility's annual operating revenues will result in the following direct, indirect and induced output in Brazoria County when applying the local economic impact multiplier.

Table 55
Direct, Indirect & Induced Output
in Brazoria County During Operations

Year	Direct Operations Output	Indirect & Induced Output	Total Output
2026	$0	$0	$0
2027	$0	$0	$0
2028	$76,938,290	$34,360,640	$111,298,930
2029	$96,973,179	$43,308,222	$140,281,400
2030	$105,772,861	$47,238,160	$153,011,021
2031	$47,995,552	$21,434,813	$69,430,365
2032	$48,689,818	$21,744,873	$70,434,691
2033	$60,423,576	$26,985,169	$87,408,746
2034	$60,869,667	$27,184,393	$88,054,061
2035	$61,051,403	$27,265,557	$88,316,960
2036	$67,121,767	$29,976,581	$97,098,348
2037	$68,948,716	$30,792,497	$99,741,213
2038	$70,628,873	$31,542,854	$102,171,727
2039	$69,912,891	$31,223,097	$101,135,988
2040	$76,927,131	$34,355,657	$111,282,787
2041	$76,150,400	$34,008,769	$110,159,169
2042	$79,779,923	$35,629,713	$115,409,636
2043	$81,192,223	$36,260,447	$117,452,669
2044	$87,897,987	$39,255,241	$127,153,228
2045	$85,951,960	$38,386,145	$124,338,105
2046	$91,149,823	$40,707,511	$131,857,335
2047	$93,664,348	$41,830,498	$135,494,846
2048	$95,818,628	$42,792,599	$138,611,227
2049	$98,022,456	$43,776,829	$141,799,285
2050	$100,276,973	$44,783,696	$145,060,669
2051	$102,583,343	$45,813,721	$148,397,064

Table 55 continued on the next page

Table 55 - Continued Direct, Indirect & Induced Output in Brazoria County During Operations			
Year	Direct Operations Output	Indirect & Induced Output	Total Output
2052	$104,942,760	$46,867,437	$151,810,197
2053	$107,356,444	$47,945,388	$155,301,831
2054	$109,825,642	$49,048,132	$158,873,773
2055	$112,351,631	$50,176,239	$162,527,870
2056	$114,935,719	$51,330,292	$166,266,011
2057	$117,579,241	$52,510,889	$170,090,129
2058	$120,283,563	$53,718,639	$174,002,202
2059	$123,050,085	$54,954,168	$178,004,253
2060	$125,880,237	$56,218,114	$182,098,351
2061	$128,775,482	$57,511,130	$186,286,613
2062	$128,844,870	$57,542,119	$186,386,990
2063	$132,710,217	$59,268,383	$191,978,599
Total	$3.33 B	$1.49 B	$4.82 B

Employment during Operations

At the county level, the natural gas peaker facility will not generate direct employment, but it will support local jobs through ongoing spending on operations, maintenance, and other services sourced from within the community. The analysis reflects this by reporting zero direct jobs but estimating the indirect and induced employment and earnings impacts within the county. These estimates are based on the project's economic output and derived using the RIMS II economic impact model to capture how local businesses and workers benefit from the project's presence.

Table 56
Direct, Indirect & Induced Employment in Brazoria County During Operations

Year	Direct Operations Employment	Indirect & Induced Employment	Total Employment
2026	0	0	0
2027	0	0	0
2028	0	124	124
2029	0	124	124
2030	0	124	124
2031	0	124	124
2032	0	124	124
2033	0	124	124
2034	0	124	124
2035	0	124	124
2036	0	124	124
2037	0	124	124
2038	0	124	124
2039	0	124	124
2040	0	124	124
2041	0	124	124
2042	0	124	124
2043	0	124	124
2044	0	124	124
2045	0	124	124
2046	0	124	124
2047	0	124	124
2048	0	124	124
2049	0	124	124
2050	0	124	124
2051	0	124	124
2052	0	124	124

Table 56 continued on the next page

Table 56 - Continued Direct, Indirect & Induced Employment in Brazoria County During Operations			
Year	Direct Operations Employment	Indirect & Induced Employment	Total Employment
2053	0	124	124
2054	0	124	124
2055	0	124	124
2056	0	124	124
2057	0	124	124
2058	0	124	124
2059	0	124	124
2060	0	124	124
2061	0	124	124
2062	0	124	124
2063	0	124	124

The direct, indirect and induced payrolls in Brazoria County during the facility's operations will be the following:

Table 57 Direct, Indirect and Induced Payroll in Brazoria County During Operations			
Year	Direct Operations Payroll	Indirect & Induced Payroll	Total Payroll
2026	$0	$0	$0
2027	$0	$0	$0
2028	$0	$7,598,196	$7,598,196
2029	$0	$7,750,160	$7,750,160
2030	$0	$7,905,163	$7,905,163
2031	$0	$8,063,266	$8,063,266
2032	$0	$8,224,532	$8,224,532
2033	$0	$8,389,022	$8,389,022
2034	$0	$8,556,803	$8,556,803
2035	$0	$8,727,939	$8,727,939
2036	$0	$8,902,498	$8,902,498
2037	$0	$9,080,548	$9,080,548

Table 57 continued on the next page

Table 57 - Continued Direct, Indirect and Induced Payroll in Brazoria County During Operations			
Year	Direct Operations Payroll	Indirect & Induced Payroll	Total Payroll
2038	$0	$9,262,159	$9,262,159
2039	$0	$9,447,402	$9,447,402
2040	$0	$9,636,350	$9,636,350
2041	$0	$9,829,077	$9,829,077
2042	$0	$10,025,658	$10,025,658
2043	$0	$10,226,172	$10,226,172
2044	$0	$10,430,695	$10,430,695
2045	$0	$10,639,309	$10,639,309
2046	$0	$10,852,095	$10,852,095
2047	$0	$11,069,137	$11,069,137
2048	$0	$11,290,520	$11,290,520
2049	$0	$11,516,330	$11,516,330
2050	$0	$11,746,657	$11,746,657
2051	$0	$11,981,590	$11,981,590
2052	$0	$12,221,222	$12,221,222
2053	$0	$12,465,646	$12,465,646
2054	$0	$12,714,959	$12,714,959
2055	$0	$12,969,258	$12,969,258
2056	$0	$13,228,643	$13,228,643
2057	$0	$13,493,216	$13,493,216
2058	$0	$13,763,080	$13,763,080
2059	$0	$14,038,342	$14,038,342
2060	$0	$14,319,109	$14,319,109
2061	$0	$14,605,491	$14,605,491
2062	$0	$14,897,601	$14,897,601
2063	$0	$15,195,553	$15,195,553
Total	$0	$395,063,397	$395,063,397

Local Fiscal Impacts During the Facility's Operations

Local Taxable Sales

A significant amount of taxable sales or spending can be expected to take place within Brazoria County and nearby cities. If 10% of the statewide taxable spending by workers, the company, indirect businesses, and visitors during operations occurs locally, the project will result in the following taxable sales:

Table 58
Local Estimated Total Taxable Sales During Operations

Year	Workers' Taxable Spending	The Facility's Taxable Sales	The Company's Taxable Spending	Indirect & Induced Companies' Taxable Spending	Taxable Spending by Visitors in The Community	Total Taxable Sales
2026	$0	$0	$0	$0	$0	$0
2027	$0	$0	$0	$0	$0	$0
2028	$591,033	$0	$76,938	$187,729	$0	$855,701
2029	$602,854	$0	$96,973	$236,615	$0	$936,442
2030	$614,911	$0	$105,773	$258,086	$0	$978,770
2031	$627,209	$0	$47,996	$117,109	$0	$792,314
2032	$639,754	$0	$48,690	$118,803	$0	$807,247
2033	$652,549	$0	$60,424	$147,434	$0	$860,406
2034	$665,600	$0	$60,870	$148,522	$0	$874,991
2035	$678,912	$0	$61,051	$148,965	$0	$888,929
2036	$692,490	$0	$67,122	$163,777	$0	$923,389
2037	$706,340	$0	$68,949	$168,235	$0	$943,523
2038	$720,467	$0	$70,629	$172,334	$0	$963,430
2039	$734,876	$0	$69,913	$170,587	$0	$975,376
2040	$749,573	$0	$76,927	$187,702	$0	$1,014,203
2041	$764,565	$0	$76,150	$185,807	$0	$1,026,522
2042	$779,856	$0	$79,780	$194,663	$0	$1,054,299
2043	$795,453	$0	$81,192	$198,109	$0	$1,074,754
2044	$811,362	$0	$87,898	$214,471	$0	$1,113,731
2045	$827,590	$0	$85,952	$209,723	$0	$1,123,264
2046	$844,141	$0	$91,150	$222,406	$0	$1,157,697
2047	$861,024	$0	$93,664	$228,541	$0	$1,183,230
2048	$878,245	$0	$95,819	$233,797	$0	$1,207,861
2049	$895,810	$0	$98,022	$239,175	$0	$1,233,007
2050	$913,726	$0	$100,277	$244,676	$0	$1,258,679
2051	$932,000	$0	$102,583	$250,303	$0	$1,284,887
2052	$950,640	$0	$104,943	$256,060	$0	$1,311,643
2053	$969,653	$0	$107,356	$261,950	$0	$1,338,959
2054	$989,046	$0	$109,826	$267,975	$0	$1,366,846
2055	$1,008,827	$0	$112,352	$274,138	$0	$1,395,317
2056	$1,029,004	$0	$114,936	$280,443	$0	$1,424,382

Table 58 continued on the next page

Table 58 - Continued Local Estimated Total Taxable Sales or Spending						
Year	Workers' Taxable Spending	The Facility's Taxable Sales	The Company's Taxable Spending	Indirect & Induced Companies' Taxable Spending	Taxable Spending by Visitors in The Community	Total Taxable Sales
2057	$1,049,584	$0	$117,579	$286,893	$0	$1,454,056
2058	$1,070,575	$0	$120,284	$293,492	$0	$1,484,351
2059	$1,091,987	$0	$123,050	$300,242	$0	$1,515,279
2060	$1,113,827	$0	$125,880	$307,148	$0	$1,546,855
2061	$1,136,103	$0	$128,775	$314,212	$0	$1,579,091
2062	$1,158,825	$0	$128,845	$314,381	$0	$1,602,052
2063	$1,182,002	$0	$132,710	$323,813	$0	$1,638,525
Total	$30,730,412	$0	$3,331,278	$8,128,318	$0	$42,190,007

Sales Tax Collections

With a combined 2.00% local sales tax rate, Brazoria County and nearby cities will collect sales tax on the spending of workers, companies and visitors:

Table 59
Estimated Sales Tax Collections During Operations

Year	On Workers' Spending	On The Facility's Taxable Sales	On the Company's Taxable Spending	On Indirect Companies' Taxable Spending	On Taxable Spending of Visitors in the Community	Total Sales Tax Collections
2026	$0	$0	$0	$0	$0	$0
2027	$0	$0	$0	$0	$0	$0
2028	$11,821	$0	$1,539	$3,755	$0	$17,114
2029	$12,057	$0	$1,939	$4,732	$0	$18,729
2030	$12,298	$0	$2,115	$5,162	$0	$19,575
2031	$12,544	$0	$960	$2,342	$0	$15,846
2032	$12,795	$0	$974	$2,376	$0	$16,145
2033	$13,051	$0	$1,208	$2,949	$0	$17,208
2034	$13,312	$0	$1,217	$2,970	$0	$17,500
2035	$13,578	$0	$1,221	$2,979	$0	$17,779
2036	$13,850	$0	$1,342	$3,276	$0	$18,468
2037	$14,127	$0	$1,379	$3,365	$0	$18,870
2038	$14,409	$0	$1,413	$3,447	$0	$19,269
2039	$14,698	$0	$1,398	$3,412	$0	$19,508
2040	$14,991	$0	$1,539	$3,754	$0	$20,284
2041	$15,291	$0	$1,523	$3,716	$0	$20,530
2042	$15,597	$0	$1,596	$3,893	$0	$21,086
2043	$15,909	$0	$1,624	$3,962	$0	$21,495
2044	$16,227	$0	$1,758	$4,289	$0	$22,275
2045	$16,552	$0	$1,719	$4,194	$0	$22,465
2046	$16,883	$0	$1,823	$4,448	$0	$23,154
2047	$17,220	$0	$1,873	$4,571	$0	$23,665
2048	$17,565	$0	$1,916	$4,676	$0	$24,157
2049	$17,916	$0	$1,960	$4,783	$0	$24,660
2050	$18,275	$0	$2,006	$4,894	$0	$25,174
2051	$18,640	$0	$2,052	$5,006	$0	$25,698
2052	$19,013	$0	$2,099	$5,121	$0	$26,233
2053	$19,393	$0	$2,147	$5,239	$0	$26,779
2054	$19,781	$0	$2,197	$5,359	$0	$27,337
2055	$20,177	$0	$2,247	$5,483	$0	$27,906
2056	$20,580	$0	$2,299	$5,609	$0	$28,488
2057	$20,992	$0	$2,352	$5,738	$0	$29,081
2058	$21,412	$0	$2,406	$5,870	$0	$29,687
2059	$21,840	$0	$2,461	$6,005	$0	$30,306

Table 59 continued on the next page

Table 59 - Continued Estimated Sales Tax Collections During Operations						
Year	On Workers' Spending	On The Facility's Taxable Sales	On the Company's Taxable Spending	On Indirect Companies' Taxable Spending	On Taxable Spending of Visitors in the Community	Total Sales Tax Collections
2060	$22,277	$0	$2,518	$6,143	$0	$30,937
2061	$22,722	$0	$2,576	$6,284	$0	$31,582
2062	$23,177	$0	$2,577	$6,288	$0	$32,041
2063	$23,640	$0	$2,654	$6,476	$0	$32,770
Total	$614,608	$0	$66,626	$162,566	$0	$843,800

Hotel Occupancy Tax Collections

From the overnight lodging spending of visitors to the facility, cities in the county will collect the following hotel occupancy taxes:

Table 60 Estimated Hotel Occupancy Tax Collections from Visitors		
Year	*Spending on Lodging*	City Hotel Occupancy Tax Collections
2026	*$0*	$0
2027	*$0*	$0
2028	*$0*	$0
2029	*$0*	$0
2030	*$0*	$0
2031	*$0*	$0
2032	*$0*	$0
2033	*$0*	$0
2034	*$0*	$0
2035	*$0*	$0
2036	*$0*	$0
2037	*$0*	$0
2038	*$0*	$0
2039	*$0*	$0
2040	*$0*	$0

Table 60 continued on the next page

Table 60 - Continued Estimated Hotel Occupancy Tax Collections from Visitors		
Year	*Spending on Lodging*	City Hotel Occupancy Tax Collections
2041	*$0*	$0
2042	*$0*	$0
2043	*$0*	$0
2044	*$0*	$0
2045	*$0*	$0
2046	*$0*	$0
2047	*$0*	$0
2048	*$0*	$0
2049	*$0*	$0
2050	*$0*	$0
2051	*$0*	$0
2052	*$0*	$0
2053	*$0*	$0
2054	*$0*	$0
2055	*$0*	$0
2056	*$0*	$0
2057	*$0*	$0
2058	*$0*	$0
2059	*$0*	$0
2060	*$0*	$0
2061	*$0*	$0
2062	*$0*	$0
2063	*$0*	$0
Total	*$0*	$0

Property Tax Collections - JETI Investment

As detailed in an earlier section of this report ("Estimated Ad Valorem Taxes Imposed by Each Taxing Unit on the Investment") the annual property taxes to be collected on the facility's investment property is summarized below:

Table 61
Ad Valorem Tax Collections for Local Taxing Units on Investment

Year	N/A	Brazoria County	Damon ISD	Other Local Jurisdictions	Total
2026	$0	$0	$0	$0	$0
2027	$0	$87,208	$0	$55,906	$143,115
2028	$0	$174,417	$0	$111,813	$286,229
2029	$0	$497,088	$719,625	$318,666	$1,535,379
2030	$0	$470,925	$681,750	$301,894	$1,454,569
2031	$0	$444,763	$643,875	$285,122	$1,373,760
2032	$0	$418,600	$606,000	$268,350	$1,292,950
2033	$0	$392,438	$568,125	$251,579	$1,212,141
2034	$0	$366,275	$530,250	$234,807	$1,131,332
2035	$0	$340,113	$492,375	$218,035	$1,050,522
2036	$0	$313,950	$454,500	$201,263	$969,713
2037	$0	$287,788	$416,625	$184,491	$888,903
2038	$0	$261,625	$378,750	$167,719	$808,094
2039	$0	$256,393	$742,350	$164,365	$1,163,107
2040	$0	$251,265	$727,503	$161,077	$1,139,845
2041	$0	$246,239	$712,953	$157,856	$1,117,048
2042	$0	$241,315	$698,694	$154,699	$1,094,707
2043	$0	$236,488	$684,720	$151,605	$1,072,813
2044	$0	$231,759	$671,026	$148,573	$1,051,357
2045	$0	$227,123	$657,605	$145,601	$1,030,330
2046	$0	$222,581	$644,453	$142,689	$1,009,723
2047	$0	$218,129	$631,564	$139,835	$989,529
2048	$0	$213,767	$618,933	$137,039	$969,738
2049	$0	$209,491	$606,554	$134,298	$950,343
2050	$0	$205,302	$594,423	$131,612	$931,336
2051	$0	$201,195	$582,534	$128,980	$912,710
2052	$0	$197,172	$570,884	$126,400	$894,455
2053	$0	$193,228	$559,466	$123,872	$876,566
2054	$0	$189,364	$548,277	$121,395	$859,035
2055	$0	$185,576	$537,311	$118,967	$841,854
2056	$0	$181,865	$526,565	$116,587	$825,017
2057	$0	$178,227	$516,034	$114,256	$808,517
2058	$0	$174,663	$505,713	$111,971	$792,347
2059	$0	$171,170	$495,599	$109,731	$776,500
2060	$0	$167,746	$485,687	$107,537	$760,970
2061	$0	$164,391	$475,973	$105,386	$745,750
2062	$0	$161,104	$466,454	$103,278	$730,835
2063	$0	$157,881	$457,125	$101,213	$716,218
Total	$0	$9,138,621	$20,210,273	$5,858,463	$35,207,357

Property Tax Collections - Land and Inventories

In addition to the property taxes generated for local taxing units on the facility's eligible JETI investment, local taxing units will also benefit from property taxes paid on the facility's taxable land and inventory property. The table below shows the estimated taxable value of the facility's land and inventories.

Table 62
Appraised Value of the Facility's Land & Inventories

Year	Land	Inventories	Total Appraised Value of Land & Inventories
2026	$0	$0	$0
2027	$0	$0	$0
2028	$0	$0	$0
2029	$0	$0	$0
2030	$0	$0	$0
2031	$0	$0	$0
2032	$0	$0	$0
2033	$0	$0	$0
2034	$0	$0	$0
2035	$0	$0	$0
2036	$0	$0	$0
2037	$0	$0	$0
2038	$0	$0	$0
2039	$0	$0	$0
2040	$0	$0	$0
2041	$0	$0	$0
2042	$0	$0	$0
2043	$0	$0	$0
2044	$0	$0	$0
2045	$0	$0	$0
2046	$0	$0	$0
2047	$0	$0	$0
2048	$0	$0	$0
2049	$0	$0	$0
2050	$0	$0	$0
2051	$0	$0	$0
2052	$0	$0	$0
2053	$0	$0	$0
2054	$0	$0	$0

Table 62 continued on the next page

Table 62 - Continued Appraised Value of the Facility's Land & Inventories			
Year	Land	Inventories	Total Appraised Value of Land & Inventories
2055	$0	$0	$0
2056	$0	$0	$0
2057	$0	$0	$0
2058	$0	$0	$0
2059	$0	$0	$0
2060	$0	$0	$0
2061	$0	$0	$0
2062	$0	$0	$0
2063	$0	$0	$0

Appraised Value Assumptions:
Land Value: No annual appreciation.
Inventories: Company's projections.

Table 63 Ad Valorem Taxes for Other Taxing Units on Land & Inventories						
Year	*Taxable Value of Land & Inventories*	N/A ***0.000000***	Brazoria County ***0.261625***	Damon ISD ***0.757500***	Other Local Jurisdictions ***0.167719***	Total ***1.186844***
2026	*$0*	$0	$0	$0	$0	$0
2027	*$0*	$0	$0	$0	$0	$0
2028	*$0*	$0	$0	$0	$0	$0
2029	*$0*	$0	$0	$0	$0	$0
2030	*$0*	$0	$0	$0	$0	$0
2031	*$0*	$0	$0	$0	$0	$0
2032	*$0*	$0	$0	$0	$0	$0
2033	*$0*	$0	$0	$0	$0	$0
2034	*$0*	$0	$0	$0	$0	$0
2035	*$0*	$0	$0	$0	$0	$0
2036	*$0*	$0	$0	$0	$0	$0
2037	*$0*	$0	$0	$0	$0	$0
2038	*$0*	$0	$0	$0	$0	$0
2039	*$0*	$0	$0	$0	$0	$0

Table 63 continued on the next page

Table 63 - Continued Ad Valorem Taxes for Other Taxing Units on Land & Inventories						
Year	*Taxable Value of Land & Inventories*	N/A ***0.000000***	Brazoria County ***0.261625***	Damon ISD ***0.757500***	Other Local Jurisdictions ***0.167719***	Total ***1.186844***
2040	*$0*	$0	$0	$0	$0	$0
2041	*$0*	$0	$0	$0	$0	$0
2042	*$0*	$0	$0	$0	$0	$0
2043	*$0*	$0	$0	$0	$0	$0
2044	*$0*	$0	$0	$0	$0	$0
2045	*$0*	$0	$0	$0	$0	$0
2046	*$0*	$0	$0	$0	$0	$0
2047	*$0*	$0	$0	$0	$0	$0
2048	*$0*	$0	$0	$0	$0	$0
2049	*$0*	$0	$0	$0	$0	$0
2050	*$0*	$0	$0	$0	$0	$0
2051	*$0*	$0	$0	$0	$0	$0
2052	*$0*	$0	$0	$0	$0	$0
2053	*$0*	$0	$0	$0	$0	$0
2054	*$0*	$0	$0	$0	$0	$0
2055	*$0*	$0	$0	$0	$0	$0
2056	*$0*	$0	$0	$0	$0	$0
2057	*$0*	$0	$0	$0	$0	$0
2058	*$0*	$0	$0	$0	$0	$0
2059	*$0*	$0	$0	$0	$0	$0
2060	*$0*	$0	$0	$0	$0	$0
2061	*$0*	$0	$0	$0	$0	$0
2062	*$0*	$0	$0	$0	$0	$0
2063	*$0*	$0	$0	$0	$0	$0
Total		$0	$0	$0	$0	$0

The Total Tax Revenues for Local Taxing Units from the Facility's Operations

The total increase in local tax revenues from the facility's operations are shown below.

Table 64
Tax Revenues for Local Taxing Units During Operations by Year

Year	City Sales Tax Collections	County Sales Tax Collections	City Hotel Occupancy Taxes	Property Taxes JETI Investment	Property Taxes Land & Inventories	Total Local Revenues
2026	$0	$0	$0	$0	$0	$0
2027	$0	$0	$0	$143,115	$0	$143,115
2028	$12,836	$4,279	$0	$286,229	$0	$303,343
2029	$14,047	$4,682	$0	$1,535,379	$0	$1,554,107
2030	$14,682	$4,894	$0	$1,454,569	$0	$1,474,145
2031	$11,885	$3,962	$0	$1,373,760	$0	$1,389,606
2032	$12,109	$4,036	$0	$1,292,950	$0	$1,309,095
2033	$12,906	$4,302	$0	$1,212,141	$0	$1,229,349
2034	$13,125	$4,375	$0	$1,131,332	$0	$1,148,831
2035	$13,334	$4,445	$0	$1,050,522	$0	$1,068,301
2036	$13,851	$4,617	$0	$969,713	$0	$988,181
2037	$14,153	$4,718	$0	$888,903	$0	$907,774
2038	$14,451	$4,817	$0	$808,094	$0	$827,363
2039	$14,631	$4,877	$0	$1,163,107	$0	$1,182,615
2040	$15,213	$5,071	$0	$1,139,845	$0	$1,160,129
2041	$15,398	$5,133	$0	$1,117,048	$0	$1,137,579
2042	$15,814	$5,271	$0	$1,094,707	$0	$1,115,793
2043	$16,121	$5,374	$0	$1,072,813	$0	$1,094,308
2044	$16,706	$5,569	$0	$1,051,357	$0	$1,073,631
2045	$16,849	$5,616	$0	$1,030,330	$0	$1,052,795
2046	$17,365	$5,788	$0	$1,009,723	$0	$1,032,877
2047	$17,748	$5,916	$0	$989,529	$0	$1,013,193
2048	$18,118	$6,039	$0	$969,738	$0	$993,895
2049	$18,495	$6,165	$0	$950,343	$0	$975,003
2050	$18,880	$6,293	$0	$931,336	$0	$956,510
2051	$19,273	$6,424	$0	$912,710	$0	$938,407
2052	$19,675	$6,558	$0	$894,455	$0	$920,688
2053	$20,084	$6,695	$0	$876,566	$0	$903,345
2054	$20,503	$6,834	$0	$859,035	$0	$886,372
2055	$20,930	$6,977	$0	$841,854	$0	$869,761
2056	$21,366	$7,122	$0	$825,017	$0	$853,505
2057	$21,811	$7,270	$0	$808,517	$0	$837,598
2058	$22,265	$7,422	$0	$792,347	$0	$822,034
2059	$22,729	$7,576	$0	$776,500	$0	$806,805
2060	$23,203	$7,734	$0	$760,970	$0	$791,907
2061	$23,686	$7,895	$0	$745,750	$0	$777,332
2062	$24,031	$8,010	$0	$730,835	$0	$762,876
2063	$24,578	$8,193	$0	$716,218	$0	$748,989
Total	$632,850	$210,950	$0	$35,207,357	$0	$36,051,157

The Total Tax Revenues for Local Taxing Units from the Facility's Operations - Direct vs. Indirect

The table below details the total increase in local tax revenues from the facility's operations by direct and indirect sources.

Table 65
Direct vs. Indirect: Tax Revenues for Local Taxing Units During Operations by Year

Year	Direct Taxes	Indirect Taxes	Total Local Revenues
2026	$0	$0	$0
2027	$143,115	$0	$143,115
2028	$287,768	$15,575	$303,343
2029	$1,537,318	$16,789	$1,554,107
2030	$1,456,685	$17,460	$1,474,145
2031	$1,374,720	$14,886	$1,389,606
2032	$1,293,924	$15,171	$1,309,095
2033	$1,213,349	$16,000	$1,229,349
2034	$1,132,549	$16,282	$1,148,831
2035	$1,051,743	$16,558	$1,068,301
2036	$971,055	$17,125	$988,181
2037	$890,282	$17,491	$907,774
2038	$809,507	$17,856	$827,363
2039	$1,164,505	$18,109	$1,182,615
2040	$1,141,384	$18,746	$1,160,129
2041	$1,118,571	$19,007	$1,137,579
2042	$1,096,303	$19,490	$1,115,793
2043	$1,074,437	$19,871	$1,094,308
2044	$1,053,115	$20,517	$1,073,631
2045	$1,032,049	$20,746	$1,052,795
2046	$1,011,546	$21,331	$1,032,877
2047	$991,402	$21,791	$1,013,193
2048	$971,654	$22,241	$993,895
2049	$952,304	$22,700	$975,003
2050	$933,342	$23,168	$956,510
2051	$914,761	$23,646	$938,407
2052	$896,554	$24,134	$920,688
2053	$878,713	$24,632	$903,345
2054	$861,231	$25,140	$886,372
2055	$844,101	$25,659	$869,761
2056	$827,316	$26,189	$853,505
2057	$810,868	$26,730	$837,598
2058	$794,752	$27,281	$822,034
2059	$778,961	$27,845	$806,805
2060	$763,487	$28,419	$791,907
2061	$748,326	$29,006	$777,332
2062	$733,412	$29,464	$762,876
2063	$718,873	$30,116	$748,989
Total	$35,273,982	$777,175	$36,051,157

Table 66 Tax Revenues for Local Taxing Units During Operations by Taxing Unit					
	Sales Tax Collections	Hotel Occupancy Taxes	Property Taxes JETI Investment	Property Taxes Land & Inventories	Total Local Revenues
Nearby Cities	$632,850	$0	$0	$0	$632,850
Brazoria County	$210,950	$0	$9,138,621	$0	$9,349,571
Damon ISD	$0	$0	$20,210,273	$0	$20,210,273
Road & Bridge	$0	$0	$1,348,136	$0	$1,348,136
Brazoria County ESD #1	$0	$0	$1,636,087	$0	$1,636,087
Brazoria County ESD #2	$0	$0	$2,409,446	$0	$2,409,446
West Brazoria County Drainage	$0	$0	$464,794	$0	$464,794
Port Freeport	$0	$0	$0	$0	$0
Total	$843,800	$0	$35,207,357	$0	$36,051,157

Discussion of Indirect and Induced Impacts

This analysis calculated the direct economic impact of the facility from its construction project and during its operations. In addition, the indirect and induced impacts were also calculated.

Indirect revenues, jobs and salaries are created in new or existing firms in the state, such as parts suppliers, that may supply goods and services to the facility. In addition, induced revenues, jobs and salaries are created and supported in new or existing businesses, such as retail stores, gas stations, banks, restaurants, and service companies that may supply goods and services to workers and their families.

To estimate the indirect and induced economic impact of the facility on the state, regional economic multipliers were used. Regional economic multipliers for the state and counties are included in the US Department of Commerce's Regional Input-Output Modeling System (RIMS II).

Three types of regional economic multipliers were used in this analysis: an output multiplier, an employment multiplier and an earnings multiplier.

The output multipliers show the estimated total output - inclusive of direct, indirect, and induced revenues - of other companies in the state for every dollar of revenue at the facility or for every dollar spent during construction. The employment multipliers show the total number of jobs created for each direct job of the associated activity. The earnings multipliers show the total amount of salaries paid to these workers.
The following multipliers were used in this analysis to estimate the statewide impacts:

Table 67
State of Texas RIMS II Multipliers Used in this Analysis
Type II (Direct + Indirect + Induced) Multipliers

	During Construction	During Operations
Output multiplier	2.4340	1.9760
Employment multiplier	2.2589	n/a
Earnings multiplier	1.9949	n/a

The local economic impact is estimated for Brazoria County with the multipliers shown below.

Table 68
Brazoria County RIMS II Multipliers Used in this Analysis
Type II (Direct + Indirect + Induced) Multipliers

	During Construction	During Operations
Output multiplier	1.5557	1.4466
Employment multiplier	1.5232	n/a
Earnings multiplier	1.4217	n/a

Because the facility does not support any direct employment, direct effect multipliers are not used in this analysis. Instead, final demand multipliers from the RIMS II model are applied to estimate the number of indirect and induced jobs, as well as associated earnings, per $1 million in direct economic output.

The table below presents the relevant state and local final demand multipliers for employment and earnings.

Table 69
RIMS II Multipliers Used in this Analysis
Indirect & Induced Impact per $1M (2022)

	State	Brazoria County
Indirect & Induced Employment	5.4319	1.8156
Indirect & Induced Earnings	0.2955	0.0988

About Impact DataSource

Impact DataSource is a 30-year old Austin, Texas economic consulting, research and analysis firm. The firm has conducted economic impact analyses of numerous projects in Texas and 39 other states. In addition, the firm has developed economic impact analysis computer programs for several clients including the Tennessee Department of Economic & Community Development.

The firm's principal, Paul Scheuren, performed this economic impact analysis. Paul has a Master of Arts in economics from Clemson University as well as a Bachelor of Business Administration in actuarial science from Temple University.

Some Rates and Assumptions Used in this Analysis

State tax rates for tax revenues that go into the state's general revenue fund:

Texas business franchise tax:

Texas franchise tax is a tax on "taxable margin," which is a concept similar to taxable income. Generally, an entity's taxable margin is its revenue less either its cost of goods sold or its compensation expense, but not both. If 70% of the entity's revenue is less than either of these calculations, then 70% of revenue is the taxable margin. Taxable margin must then be apportioned to business done in Texas, measured by the ratio of gross receipts from business done in Texas to gross receipts from business done everywhere. The tax rate is then applied to the apportioned margin. A rate of .375% is used for taxable entities primarily engaged in retail or wholesale trade, and a .75% rate is used for all other entities.

Sales and use tax rate	6.25%
Hotel occupancy tax rate	6.00%
Gasoline tax, per gallon	$0.20
Percent of gasoline taxes going into state general revenues	25.00%
Motor vehicle sales and use tax	6.25%

Percent of total salaries that a typical worker spends on taxable goods and services	26.00%

Estimated other taxes collected annually by the state for the general revenue fund for each worker household:

	Total Collections in 2024	Number of Households in the State *(2023 ACS)*	Amount of Annual Collections Per Worker Household
Cigarette and tobacco taxes	$1.070 B	11,260,645	$95
Alcoholic beverage taxes	$2.049 B	11,260,645	$182
Net lottery proceeds	$3.350 B	11,260,645	$297
Total			$574.00

Some assumptions used in this analysis:

Annual state gasoline tax collections per worker:

Miles driven per year by a typical worker	15,000
Miles per gallon	20
Number of gallons of gasoline purchased each year by a typical worker	750
Gasoline tax, per gallon	$0.20
Gasoline taxes paid each year by a typical worker	$150
Percent of gasoline taxes going into the general fund	25%
Gasoline taxes paid each year by a typical worker going to the general fund	$37.50

Annual motor vehicle sales and use tax collections per worker:

Number of new or used automobiles purchased per 10 workers each year	2
Average value of new or used automobiles purchased by a typical worker who purchases an automobile	$35,000
Motor vehicle sales and use tax	6.25%

Annual motor vehicle sales and use taxes paid by a typical worker	$437.50

Estimated other taxes collected annually by the state for the general revenue fund for each worker household:

Summary of annual state taxes, other than sales taxes, collected from each worker:

Gasoline taxes	$37.50
Motor vehicle sales and use taxes	$437.50
Cigarette and tobacco taxes	$95.00
Alcoholic beverage taxes	$182.00
Net lottery proceeds	$297.00
Total	$1,049.00

Estimated annual increase in the above taxes per worker over each of the next 38 years	3.00%

Local tax rates used in this analysis:

Local Sales Tax Rates

Nearby Cities	1.50%
Brazoria County	0.50%
Total Local Sales Tax Rate	2.00%

Local Hotel Occupancy Tax Rates

Nearby Cities	7.00%

Local Property Tax Rates

City:	N/A			0.000000
County:	Brazoria County			0.261625
School:	Damon ISD			0.757500
		M&O Rate:	0.757500	
		I&S Rate:	0.000000	
Spec Dist #1:	Road & Bridge			0.041921
Spec Dist #2:	Brazoria County ESD #1			0.050875
Spec Dist #3:	Brazoria County ESD #2			0.074923
Spec Dist #4:	West Brazoria County Drainage			0.014453
Spec Dist #5:	Port Freeport			0.000000
Total Rate				1.201297

AFFIDAVIT OF ANDREW DEGON

BEFORE ME, the undersigned authority, personally appeared Andrew Degon, who, being by me duly sworn, deposed and said:

"My name is Andrew Degon. I am over 18 years of age, of sound mind, and I have never been convicted of a felony or a crime of moral turpitude. I have personal knowledge of the facts stated in this affidavit and all the facts stated herein are true and correct.

I am Vice President, Development of the Stone Creek Peaker LLC and am authorized to make this affidavit on behalf of Stone Creek Peaker LLC. Stone Creek Peaker LLC hereby attests that it is not ineligible under Government Code, §403.606 to submit an application or enter into an agreement under Texas Jobs, Energy, Technology and Innovation Act ("Act").

We certify that Stone Creek Peaker LLC has thoroughly reviewed the ineligibility criteria outlined in Section 403.606 and Stone Creek Peaker LLC affirms to the best of our knowledge and belief, none of the circumstances or conditions that render the company ineligible under Government Code, §403.606 are applicable.

We understand the importance of accuracy and completeness in providing this information and acknowledge that any false statement or misrepresentation may result in legal consequences including rejection of an application or rescission of an agreement entered under the Act."

WITNESS MY HAND on this the 30th day of October, 2025.

SUBSCRIBED AND SWORN TO BEFORE ME on October 30, 2025, to certify which witness my hand and official seal.

Wendy J. Irwin
Notary Public
COMMONWEALTH OF MASSACHUSETTS
My Commission Expires
March 3, 2028

Notary Public, Commonwealth of Massachusetts

My commission expires March 3, 2028