

PRELIMINARY FUNDING PLAN

Revenue Estimate for Public Improvements

| | | Total | |
|--|---------------------|---------------------|---------------------|
| | P/V | 90% - PV | 80% - PV |
| 1 – 0.125% Sales Tax Increase (30 yr. P.V.) | \$15,500,000 | \$13,950,000 | \$12,400,000 |
| 2 – TIF | \$16,900,000 | \$15,210,000 | \$13,520,000 |
| 3 – CDBG | \$2,100,000 | \$2,100,000 | \$2,100,000 |
| | \$34,500,000 | \$31,260,000 | \$28,020,000 |
| 4 – Transit Hub | | | |
| | \$2,000,000 | | \$2,000,000 |
| 5 – City/RDA/Federal Capital Funds | | | |
| \$1,000,000 | \$12,000,000 | | \$12,000,000 |
| | | | \$42,020,000 |
| | | TOTAL: | \$42,020,000 |

- ◆NO Funding from sale of Library, (estimated at \$1,500,000)
- ◆NO New Sales Tax from site, (estimated at \$45,000 per year)
- ◆Project Revenue estimated from the rental income from the Business & Technology Incubator and Digital Midia Lab is \$360,000 per year. (\$1 per sq ft x 30,000ft x 12).
- ◆ Sales Tax and TIF estimates are from Meridian Nugget Report.

PRELIMINARY EXPENDITURE PLAN

PUBLIC/PRIVATE PARTNERSHIP

PHASE I – Public Spending Plan

| | | |
|---------------------------------------|--------------|---------------------|
| 1 – Knowledge and Discovery Library | | |
| 50,000 sq ft x \$250.00 = | \$12,500,000 | |
| FFE 50,000 sq ft x \$100 = | \$5,000,000 | |
| | <hr/> | |
| Total: | \$17,500,000 | |
| | | |
| 2 – Business and Technology Incubator | | |
| 15,000 sq ft x \$200 = | \$3,000,000 | |
| | | |
| 3 – Digital Media Lab | | |
| 10,000 sq ft x \$200 = | \$2,000,000 | |
| | | |
| 4 – Public Plaza | | |
| 30,000 sq ft x \$100 = | \$3,000,000 | |
| Plus Additional Public | | |
| Improvements Sound/Lights/ etc | \$1,400,000 | |
| | | |
| 5 – Parking System | | |
| 500 spaces @ \$20,000 each | \$10,000,000 | |
| | | |
| 6 – Transit Hub | \$2,000,000 | |
| | | |
| 7 - Public Infrastructure 50/50 | \$2,000,000 | |
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| TOTAL: | | \$40,900,000 |

PHASE 1 PRIVATE SPENDING PLAN

| | | |
|--|--------------|---------------------|
| 1 – Office Building 80,000 sq ft x \$200 = | \$16,000,000 | |
| 2 – Retail Space 50,000 sq ft x \$200 = | \$10,000,000 | |
| 3 – Evening Entertainment Venue | \$4,000,000 | |
| 4 – Residential 80 x 1200 sq ft x \$150 = | \$14,400,000 | |
| 5 – Public Infrastructure 50/50 | \$2,000,000 | |
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| TOTAL: | | \$46,400,000 |
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| GRAND TOTAL: | | \$87,300,000 |