

CANYON CREEK
ELIGIBLE PUBLIC IMPROVEMENTS AND REIMBURSABLE COSTS

| | | <u>Cost Estimate</u> |
|---|---|----------------------|
| District (30 Mills) Renewal Eligible Public Improvements: | | |
| 1 | Power Lines relocation and burial | \$360,000 |
| 2 | Sidewalks street frontage, trail connections | \$510,000 |
| 3 | Curb and Gutter new and replacement | \$500,000 |
| 4 | Landscaping | \$555,000 |
| 5 | Utilities water, sewer, fire, internet, electric, gas, phone, cable, etc. | \$495,000 |
| 6 | Demolition | \$650,000 |
| 7 | Lighting street, park, trail | \$650,000 |
| 8 | Drainage/Creek Improvements | \$840,000 |
| 9 | Pedestrian Bridges over creek | \$270,000 |
| 10 | Road Bridges - Navajo, Ramona | \$300,000 |
| 11 | Trails | \$410,000 |
| 12 | Park Improvements: landscape, tree removal, grading, amphitheater, etc. | \$1,200,000 |
| 13 | Excess Acquisition Costs (above \$6 per SF) | \$4,750,000 |
| 14 | Contingencies | \$750,000 |
| | | \$12,240,000 |
| Maximum Reimbursement for Eligible Public Improvements | | \$12,240,000 |
| Estimated Potential Urban Renewal Eligible Public Improvements | | |
| Total | \$12,240,000 minus District \$4,141,329 = | \$8,098,671 |

Regardless of the overall cost of the above Eligible Public Improvements, the maximum reimbursement from the District and CSURA shall not exceed \$12,240,000 requirements and accrued interest. Cost savings in any line item on the list of Eligible Public Improvements may be applied to cost overruns in any other line item.

Eligible costs in addition to the above budget include; interest, cost of bond issuance and reserves (estimated interest rate of 5%; cost of issuance and reserves estimated at 28%)