

PLAN OF DEVELOPMENT PROJECTS

Summary of Total Estimated Project Costs

Projects	City/DDA	Other Public/Non- Profit	Private
Redevelopment Projects	\$ 31,537,500	\$ 21,000,000	\$ 154,800,000
Infrastructure	\$ 27,144,000		
Other	\$ 2,000,000		
TOTAL ALL PROJECTS	\$ 60,681,500	\$ 21,000,000	\$ 154,800,000

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PROJECT	CITY/DDA FUNDING	OTHER PUBLIC FUNDING	PRIVATE	DESCRIPTION
Redevelopment Projects				
South Catalyst Project: 1st to 3rd (Lincoln to Cleveland)	\$ 17,100,000	\$ 15,000,000	\$ 45,000,000	Amount includes the estimate on land plus the cost of redevelopment. Costs assume a parking structure, civic plaza and other public improvements. Other public funding may include Metro/Special Districts.
5th & Cleveland (Banner Medical Building & Retail Shop)	\$ 2,000,000		\$ 20,000,000	Assumes acquisition, demolition and redevelopment of medical office and retail buildings. Also assume public & public related improvements.
201 E 5th Street (Reporter Herald Building)	\$ 100,000		\$ 1,000,000	Assumes redevelopment and public & public related and façade improvements.
4th & Lincoln (Heartland Corner)	\$ 1,850,000		\$ 9,000,000	Assumes acquisition, demolition and redevelopment of site. Public & public-related and façade improvements. Project may include metro/special districts.
Loveland Hotel	\$ 200,000	\$ 200,000	\$ 2,000,000	Estimates are for building improvements, public & public related and façade improvements, assumes historic grant funding if available.
Feed & Grain	\$ 31,250	\$ 2,300,000	\$ 2,000,000	Assumes historic/econ. Devel. Grants; private investment, and façade improvements.
Safeway Redevelopment	\$ 3,000,000	\$ -	\$ 30,000,000	Requires further investigation
Railroad Site	\$ 1,500,000	\$ -	\$ 15,000,000	Land at 7th & Garfield
Banner Building - 320 N Cleveland	\$ 500,000		\$ 5,000,000	Redevelopment of entire corner
Project Cost Escalation (20%)	\$ 5,256,250	\$ 3,500,000	\$ 25,800,000	
Sub-Total Redevelopment	\$ 31,537,500	\$ 21,000,000	\$ 154,800,000	

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PROJECT	CITY/DDA FUNDING	OTHER PUBLIC FUNDING	PRIVATE	DESCRIPTION
Infrastructure Projects				
4th Street / Phase 1-3 blocks	\$ 5,860,000			(2009 HIP Streets Master Plan) 4th Street from Railroad to Jefferson
4th Street / Additional 2 blocks	\$ 2,500,000			(2009 HIP Streets Master Plan) 4th Street to Garfield and Washington
3rd Street	\$ 2,250,000			(2009 Hip Streets Master Plan) 3rd Street west of Cleveland to Feed and Grain
5th Street	\$ 3,010,000			(2009 HIP Streets Master Plan) 5th Street from Lincoln to Railroad
Power (electric utilities)	\$ 5,000,000			Estimates are for \$300,000 per block to underground the power
Railroad Avenue - 1st to 5th	\$ 4,000,000			May include connectivity with the trail system.
Cost Escalation (20%)	\$ 4,524,000			Estimates were completed in 2009, the number is 20 percent of the cost of the street/streetscape improvements
Sub-Total Infrastructure	\$ 27,144,000	\$ -	\$ -	

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Other Projects				
Trail Expansion / Bike-Pedestrian	\$ 1,000,000			
Railroad Quiet Zones	\$ 1,000,000	\$ 2,000,000		Includes four rail crossings located at 1st, 4th, 6th & 7th Streets
Sub-Total Other	\$ 2,000,000	\$ 2,000,000	\$ -	