

## SUNWOOD REALIGNMENT FUNDING OPTIONS

<b>REVENUE SOURCES</b>	
Water Utility	\$ 237,902.94
Stormwater Management	\$ 255,075.50
Anoka County Regional Rail	\$ 1,700,000.00
TIF 2 *	\$ 500,000.00
Land Sale Proceeds **	\$ 1,400,000.00
<b>Total</b>	<b>\$ 4,092,978.44</b>
Funding Gap	\$ 1,025,713.21

\* available in 2013

\*\* assumed total net proceeds

<b>OTHER OPTIONS FOR CONSIDERATION TO FUND GAP</b>	
TIF #	\$ 300,000.00
TIF Bonding ##	\$ 1,100,000.00
Met Council TOD Grant	\$ 2,000,000.00
LRIP Grant	\$ 500,000.00
<b>Total</b>	<b>\$ 1,400,000.00</b>

# generated by improvements on newly created developable area (new retail node)

## generated by improvements within entire COR

***TIF options are either/or, not cumulative***

Grant options have pending application to Met Council and MnDOT

<b>REVENUE SOURCES</b>	
Water Utility	\$ 237,902.94
Stormwater Management	\$ 255,075.50
Anoka County Regional Rail	\$ 1,700,000.00
TIF 2 *	\$ 500,000.00
Land Sale Proceeds **	\$ 409,780.00
<b>Total</b>	<b>\$ 3,102,758.44</b>
Funding Gap	\$ 2,015,933.22

\* available in 2013

\*\* value available under current distribution policy (COR revolving fund)

<b>OTHER OPTIONS FOR CONSIDERATION TO FUND GAP</b>	
TIF #	\$ 300,000.00
TIF Bonding ##	\$ 1,100,000.00
Met Council TOD Grant	\$ 2,000,000.00
LRIP Grant	\$ 500,000.00
<b>Total</b>	<b>\$ 1,400,000.00</b>

# generated by improvements on newly created developable area (new retail node)

## generated by improvements within entire COR

***TIF options are either/or, not cumulative***

Grant options have pending application to Met Council and MnDOT

<b>REVENUE SOURCES</b>		
Water Utility	\$	237,902.94
Stormwater Management	\$	255,075.50
Anoka County Regional Rail	\$	1,700,000.00
TIF 2 *	\$	500,000.00
Land Sale Proceeds **	\$	665,700.00
<b>Total</b>	<b>\$</b>	<b>3,358,678.44</b>
Funding Gap	\$	1,760,013.22

\* available in 2013

\*\* value available under current distribution policy (COR revolving fund + MSA)

<b>OTHER OPTIONS FOR CONSIDERATION TO FUND GAP</b>		
TIF #	\$	300,000.00
TIF Bonding ##	\$	1,100,000.00
Met Council TOD Grant	\$	2,000,000.00
LRIP Grant	\$	500,000.00
<b>Total</b>	<b>\$</b>	<b>1,400,000.00</b>

# generated by improvements on newly created developable area (new retail node)

## generated by improvements within entire COR

***TIF options are either/or, not cumulative***

Grant options have pending application to Met Council and MnDOT