## Memphis City Council
## Summary Sheet

Resolution for the Beale Street Repaving and Coating PW01232:

1. Project to repave and recoat Beale Street from Second Street to Fourth Street.

2. This project is initiated by the Public Works Division in response to the recommendation of the City Engineer.

3. This project is currently in the CIP budget taken from the general line item number PW01040 for Asphalt Pavement, which has been approved by the City Council.

4. This project requires a construction contract with Standard Construction to repave and recoat Beale Street from Second Street to Fourth Street.

5. This project requires an expenditure of G. O. bonds as shown in the current CIP 2011 fiscal year budget.

## RESOLUTION

**WHEREAS,** the Council of the City of Memphis approved Asphalt Paving, project number PW01040, as part of the Fiscal Year 2011 Capital Improvement Budget; and

**WHEREAS,** bids were taken on April 15, 2011 for the repaving and recoating Beale Street from Second Street to Fourth Street with the only complying bid being $160,001.00 submitted by Standard Construction; and

**WHEREAS,** it is necessary to transfer an allocation of $9,500.00 for A/E and $172,801.00 for construction funded by G.O. Bonds - General from Asphalt Paving, project number PW01040 to Beale Street Repaving, project number PW01232; and

**WHEREAS**, it is necessary to appropriate $172,801.00 funded by G.O. Bonds - General in Beale Street Repaving, project number PW01232 for construction as follows:

| | |
|---|---|
| Contract Amount | $ 160,001.00 |
| Project Contingencies | $ 12,800.00 |
| Total | $ 172,801.00 |

**NOW, THEREFORE, BE IT RESOLVED,** by the Council of the City of Memphis that the Fiscal Year 2011 Capital Improvement Budget be and is hereby amended by transferring an allocation of $9,500.00 for A/E and $172,801.00 for construction funded by G.O. Bonds - General from Asphalt Paving, project number PW01040, to Beale Street Repaving, project number PW01232.

**BE IT FURTHER RESOLVED**, that there be and is hereby appropriated the sum of $172,801.00 funded by G.O. Bonds-General chargeable to the Fiscal Year 2011 Capital Improvement Budget and credited as follows:

| | |
|---|---|
| **Project Title:** | **Beale Street Repaving** |
| **Project Number:** | **PW01232** |
| **Amount:** | **$172,801.00** |

## Memphis City Council
## Summary Sheet Instructions

Resolution for refurbishment of Solid Waste vehicles PW05008:

1. Project to re-furbish Solid Waste vehicles.

2. This project was initiated by Public Works at the request of General Services.

3. This project is currently in the CIP budget taken from the general line item number PW05008, which was approved by the City Council.

4. This project requires a new contract which will be administered via General Services.

5. This project requires an expenditure of G.O. bonds as shown in the current CIP 2011 fiscal year budget.

## RESOLUTION

**WHEREAS,** the Council of the City of Memphis approved SWM Capital Acquisition, project number PW05008, as part of the Fiscal Year 2011 Capital Improvement Budget; and

**WHEREAS,** bids will be taken by the City of Memphis to refurbish Solid Waste Management vehicles and General Services will oversee all associated work; and

**WHEREAS**, it is necessary to appropriate $1,100,000.00 funded by G.O. Bonds - General in SWM Capital Acquisition, project number PW05008.

**NOW, THEREFORE, BE IT RESOLVED,** by the Council of the City of Memphis that there be and is hereby appropriated the sum of $1,100,000.00 funded by G.O. Bonds-General chargeable to the Fiscal Year 2011 Capital Improvement Budget and credited as follows:

| | |
|---|---|
| **Project Title:** | **SWM Capital Acquisition** |
| **Project Number:** | **PW05008** |
| **Amount:** | **$1,100,000.00** |

# Memphis City Council
# Summary Sheet

Resolution appropriating funds for Traffic Signal Equipment

- This item is a resolution to appropriate funds for various purchases of traffic signal equipment needed in traffic control.
- The Engineering Division requests the appropriation of this year's allocation.
- This does not reflect a change in an existing resolution.
- This project will require a new contract.
- A new contract and expenditure of funds are required.

# RESOLUTION

**WHEREAS**, the Council of the City of Memphis did include Traffic Signals, Project Number EN01004 as part of the Fiscal Year 2011 Capital Improvement Budget; and

**WHEREAS**, bids are taken during the year for various purchases of traffic signal equipment needed in traffic control; and

**WHEREAS**, to expedite these bids and purchases the Engineering Division requests that this years allocation be appropriated; and

**WHEREAS**, it is necessary to appropriate $440,000.00 to Traffic Signals, Project number EN01004 in Furniture, Fixtures and Equipment funded by G. O. General Bond funds.

**NOW, THEREFORE, BE IT RESOLVED** by the Council of the City of Memphis that there be and is hereby appropriated the sum of $440,000.00 chargeable to the 2011 Capital Improvement Budget, with said appropriation to be funded from G. O. General Bond funds and the resulting appropriation being credited as follows:

| | |
|---|---|
| G. O. General Bond Funds | $440,000.00 |
| Furniture Fixture & Equipment | $440,000.00 |

## Memphis City Council
## Summary Sheet

Resolution accepts and appropriates the Fast Track Infrastructure Program grant funds for Mitsubishi Electric Power Products, Inc.

- This item is a resolution authorizing the Mayor of the City of Memphis to execute any and all documents necessary to approve the contract with the Tennessee Department of Economic and Community Development for $11,000,000.00 in Fast Track Infrastructure Development Program grant funds in behalf of Mitsubishi Electric Power Products, Inc.

- The resolution accepts the $11,000,000.00 in grant funds and appropriates these funds for construction in the City of Memphis budget.

- The City of Memphis Divisions of Engineering and Public Works are recommending the acceptance of this grant/contact and are recommending City Council approval.

- Once bids are taken, a construction contract will come before the City Council for approval.

- Any and all costs over and above the maximum grant amount of $11,000,000.00 Eleven Million Dollars; will be the sole responsibility of Mitsubishi Electric Power Products, Inc. The 18% matching funds have been approved as "In-Kind" by the State.

# RESOLUTION

**WHEREAS,** the Tennessee General Assembly appropriated funds to the Tennessee Department of Economic and Community Development (ECD) for the purpose of economic development programs; and

**WHEREAS,** ECD may use such funds for infrastructure improvements as provided under the FastTrack Infrastructure Development Program (FIDP); and

**WHEREAS,** Mitsubishi Electric Power Products, Inc. is proposing to construct a new $207,202,891 transformer manufacturing facility and office building on Riverport Road; and

**WHEREAS,** Mitsubishi Electric Power Products will contribute to the financial and economic well-being of the citizens of Memphis and Shelby County and the State of Tennessee by creating 278 new jobs when the project is completed and in full production in 2015; and

**WHEREAS,** EDC has approved an application for $11,000,000.00 for site improvements under the FIDP for Mitsubishi Electric Power Products; and

**WHEREAS,** these funds will be matched with a 18% existing sewer construction project from the Public Works Division which was previously approved as match by ECD; and

**WHEREAS,** it is necessary to accept and appropriate the grant funding by amending the Fiscal Year 2011 Operating Budget to accept and appropriate these FIDP grant funds; and

**NOW, THEREFORE, BE IT RESOLVED** by the City Council of the City of Memphis that the grant be accepted in the amount of $11,000,000.00 (Eleven Million Dollars) from the Tennessee Department of Economic and Community Development for assistance in the completion of site improvements for Mitsubishi Electric Power Products, Inc. under the FastTrack Infrastructure Development Program pursuant to "Program Guidelines" promulgated by the Commissioner of Economic and Community Development.

**BE IT FURTHER RESOLVED,** that any and all costs over and above the maximum grant amount of $11,000,000.00 (Eleven Million Dollars), will be the sole responsibility of Mitsubishi Electric Power Products, Inc.

**BE IT FURTHER RESOLVED,** that the Mayor of the City of Memphis is hereby authorized to execute any and all documents necessary to approve the FIDP grant contract on the behalf of the City of Memphis.

**BE IT FURTHER RESOLVED** that the Fiscal Year 2011 Operating Budget be and is hereby amended by appropriating the Expenditures and Revenues for the FIDP Grant as follows:

| | |
|---|---|
| Revenue | |
| State of Tennessee Government | $11,000,000.00 |
| | |
| Expenditures | |
| Construction | $11,000,000.00 |

**Memphis City Council**
**Summary Sheet**
**Maxson Fine Bar Screens**

1. This is a construction project to build a structure and install three (3) fine bar screens and certain other appurtenances at the Maxson Wastewater Treatment Plant.

2. This project is being submitted by Public Works (Environmental Construction).

3. This item does not change an existing ordinance or resolution.

4. This item requires a new contract.

5. This requires an expenditure of funds.

# RESOLUTION

**WHEREAS,** the Council of the City of Memphis approved South Plant Expansion, project number SW02033, as part of the Public Works Fiscal Year 2011 Capital Improvement Budget; and

**WHEREAS,** bids were taken on May 27, 2011 for the construction of a new structure, the installation of three fine bar screens and other appurtenances at the Maxson Plant with the lowest complying bid of four bids being $3,882,000.00 submitted by W. Rogers Company; and

**WHEREAS,** it is necessary to appropriate $4,270,200.00 funded by Sewer Revenue Bonds in South Plant Expansion, project number SW02033 for the construction of a new structure, the installation of three fine bar screens and other appurtenances at the Maxson Plant as follows:

| | |
|---|---|
| Contract Amount | $3,882,000.00 |
| Project Contingencies | $ 388,200.00 |
| **Total** | **$4,270,200.00** |

**NOW, THEREFORE, BE IT RESOLVED** by the Council of the City of Memphis that there be and is hereby appropriated the sum of $4,270,200.00 funded by Sewer Revenue Bonds chargeable to the Fiscal Year 2011 Capital Improvement Budget and credited as follows:

| | |
|---|---|
| **Project Title:** | **South Plant Expansion** |
| **Project Number** | **SW02033** |
| **Amount:** | **$4,270,200.00** |

**Memphis City Council**
**Summary Sheet**
**Maxson WWTP 90 Inch Rehab**

1. This is a rehabilitation project for the Maxson treatment plant 90 inch sewer line, primary clarifier structures, and replacement of sluice and sliding gates.

2. This project is being submitted by Public Works (Environmental Construction).

3. This item does not change an existing ordinance or resolution.

4. This item requires a new contract.

5. This requires an expenditure of funds.

# RESOLUTION

**WHEREAS,** the Council of the City of Memphis approved South Plant Expansion, project number SW02033, as part of the Public Works Fiscal Year 2011 Capital Improvement Budget; and

**WHEREAS,** bids were taken on May 20, 2011 for the rehabilitation of the 90 inch sewer line and other construction rehabilitation services at the Maxson Plant with the lowest complying bid of two bids being $1,163,270.00 submitted by SAK Construction, LLC; and

**WHEREAS,** it is necessary to appropriate $1,279,597.00 funded by Sewer Revenue Bonds in South Plant Expansion, project number SW02033 for the rehabilitation of the 90 inch sewer line and other construction rehabilitation services at the Maxson Plant as follows:

| | |
|---|---|
| Contract Amount | $1,163,270.00 |
| Project Contingencies | $ 116,327.00 |
| **Total** | **$1,279,597.00** |

**NOW, THEREFORE, BE IT RESOLVED** by the Council of the City of Memphis that there be and is hereby appropriated the sum of $1,279,597.00 funded by Sewer Revenue Bonds chargeable to the Fiscal Year 2011 Capital Improvement Budget and credited as follows:

| | |
|---|---|
| **Project Title:** | **South Plant Expansion** |
| **Project Number** | **SW02033** |
| **Amount:** | **$1,279,597.00** |

# Memphis City Council
# Summary Sheet

Resolution appropriating funds for speed hump installation.

- This item is a resolution to appropriate funds to install speed humps in various locations in the city.
- The Engineering Division (upon citizens' request) has determined the need for installation of speed humps in various neighborhoods.
- This does not reflect a change in an existing resolution.
- This city-funded speed hump project will require a new contract.
- A new contract and expenditure of funds are required.

# RESOLUTION

**WHEREAS**, the Council of the City of Memphis did include Traffic Calming Devices, Project Number EN01007 as part of the Fiscal Year 2011 Capital Improvement Budget; and

**WHEREAS**, bids were taken on May 13, 2011 with the lowest complying bid being $386,488.00 submitted by CANTRELL CONSTRUCTION; and

**WHEREAS**, it is necessary to transfer an allocation of $386,488.00 funded by G.O. Bonds - General from Traffic Calming Devices, Project Number EN01007 to Speed Hump Installation - Group 7, Project Number EN01034; and

**WHEREAS**, it is necessary to appropriate $386,488.00 funded by G.O. Bonds in , Project number EN01034.

**NOW, THEREFORE, BE IT RESOLVED** by the Council of the City of Memphis that the Fiscal Year 2011 Capital Improvement Budget be and is hereby amended by transferring an allocation of $386,488.00.00 funded by G.O. Bonds from Traffic Calming Devices , project number EN01007 to Speed Hump Installation - Group 7, project number EN01034.

**BE IT FURTHER RESOLVED,** that there be and is hereby appropriated the sum of $386,488.00 funded by G.O. Bonds and chargeable to the Fiscal Year 2012 Capital Improvement Budget and credited as follows:

| | |
|---|---|
| Speed Hump Installation - Group 7 | $386,488.00 |
| Project Number EN01034 | G. O. General Bond Funds |

## Memphis City Council
## Summary Sheet Instructions

Please provide a brief summary of the item, in bullet form, not to exceed one page:

1. Describe item (Resolution, Ordinance, etc.)

   Resolution to accept and appropriate $321,221.00 from the U.S Department of Homeland Security, through Shelby County Office of Preparedness – Metropolitan Medical Response System (MMRS) Program to be used to purchase equipment for the Emergency and training of EMS personnel.

2. Identify initiating party (e.g., Public Works; at request of City Council, etc.)

   Division of Fire Services

3. State whether this is a change to an existing ordinance or resolution, if applicable.

   There is no change to an existing ordinance or resolution

4. State whether this requires a new contract, or amends an existing contract, if applicable.

   New Cooperative Agreement between City of Memphis and Shelby County Office of Preparedness

5. State whether this requires an expenditure of funds/requires a budget amendment.

   An amendment to the Fy2011 Operating Budget is required to accept and appropriate $321,221.00.

# RESOLUTION

**WHEREAS,** the City of Memphis Division of Fire Services has received grant funds in the amount of Three Hundred Twenty-One Thousand, Two Hundred Twenty-One Dollars ($321,221.00) from the U.S Department of Homeland Security, through Shelby County Office of Preparedness – Metropolitan Medical Response System (MMRS) Program; and

**WHEREAS,** these funds will be used to enhance the capabilities of State and Local Emergency Preparedness and Response personnel through the development of a State and Urban are Homeland Security Training program; and

**WHEREAS,** it is necessary to accept the grant funding and amend the Fiscal Year 2011 Operating Budget to establish funds for the Metropolitan Medical Response System (MMRS) Program; and

**WHEREAS,** it is necessary to appropriate the grant funds in the amount of Three Hundred Twenty-One Thousand, Two Hundred Twenty-One Dollars ($321,221.00) for the Metropolitan Medical Response System (MMRS) Program.

**NOW, THEREFORE, BE IT RESOLVED** by the Council of the City of Memphis that the Metropolitan Medical Response System (MMRS) Cooperative Agreement funds in the amount of Three Hundred Twenty-One Thousand, Two Hundred Twenty-One Dollars ($321,221.00) be accepted by the City of Memphis.

**BE IT FURTHER RESOLVED,** that the Fiscal Year 2011 Operating Budget be and is hereby amended by appropriating the Expenditures and Revenues for the Metropolitan Medical Response System (MMRS) Program in the amount of Three Hundred Twenty-One Thousand, Two Hundred Twenty-One Dollars ($321,221.00) as follows:

| | |
|---|---|
| Revenue | |
| U.S. Office of Homeland Security | $321,221.00 |
| | |
| Expenses | |
| Equipment | 237,000.00 |
| Training | 84,221.00 |
| TOTAL | $321,221.00 |

# Memphis City Council
# Summary Sheet

Resolution to allocate funding for Fire Station Repair, CIP Project Number FS02001.

- Resolution for Fire Station Repair, CIP Project Number FS02001, as part of the FY2011 Capital Improvement Program, requests approval of $215,958.00 for Contract Construction, funded by G.O. Bonds General, with lowest and best complying bid (out of four bids) submitted by Wagner General Contractors, Inc. Project includes repairs/modifications at Fire Stations 14, 21, 26, 44, 48, 53, and 55.

- The resolution is requested by the Division of Fire Services for repairs that need to be made to various stations.

- This resolution will result in a need for a new contract to provide for various repairs that need to be made.

- This resolution requires an expenditure of funds from FY2011 CIP, Fire Station Repair.

**RESOLUTION**

**WHEREAS,** the Council of the City of Memphis did include Fire Station Repair, Project Number FS02001, as part of the FY2011 Capital Improvement Budget; and

**WHEREAS,** bids were taken on April 29, 2011 for Fire Station Repair, with the best complying bid of six bids submitted being $187,790.00 submitted by Wagner General Contractors and

**WHEREAS,** it is necessary to appropriate $215,958.00 funded by G.O. Bonds General in Fire Station Repair, Project Number FS02001 for construction as follows:

| | |
|---|---|
| Bid Amount | $ 187,790.00 |
| Contingency | $ 28,168.00 |
| Total | $ 215,958.00 |

**BE IT RESOLVED,** that there be and is here by appropriating a sum of $215,958.00 funded by G.O. Bonds General chargeable to the Fiscal Year 2011 Capital Improvement Budget and credited as follows:

| | |
|---|---|
| **Project Title** | **Fire Station Repair** |
| **Project Number** | **FS02001** |
| **Amount** | **$215,958. 00** |

# Memphis City Council
# Summary Sheet

Resolution seeking acceptance of grant funds in the amount of $323,083.00 for the Operation Safe Community (OSC): Data Driven Strategies to Reduce Violent and Gang Crime (Phase II) is awarded to the City of Memphis Police Department. The FY 2010 Congressionally Selected Award Operation Safe Community (OSC) awarded from the Department of Justice/University of Memphis will provide funding for supplies, equipment and subcontracts.

- This is a resolution to accept grant funds from The University of Memphis in the amount of $323,083.00 specifically to expand surveillance capabilities to target serious repeat offenders and organized crime, especially gang organization; enhance officer safety during police operations; provide enhanced training for Memphis Police Department investigations; deploy additional vehicles equipped with Automatic License Plate Readers in areas of concentrations of repeat offenders and gang organizations.

- The City of Memphis Division of Police Services is awarded this grant from the University of Memphis as University of Memphis serves as the fiscal agent for this award.

- This is a new sub-grant award pending Council approval.

- A sub-grant contract with the University of Memphis is required for this project.

- Acceptance will require an amendment to the 2011 Operating Budget to appropriate the funds.

## RESOLUTION

**WHEREAS**, the City of Memphis Division of Police Services has been awarded grant funds in the amount of Three Hundred Twenty-Three Thousand, Eighty-Three Dollars ($323,083.00) from the University of Memphis for the FY 2010 Byrne Congressionally Selected Award – Operation Safe Community (OSC): Data Driven Strategies to Reduce Violent and Gang Crime; and

**WHEREAS,** these funds will be used to support the Memphis Police Department in providing law enforcement collaboration for the Operation Safe Community (OSC): Data Driven Strategies to Reduce Violent and Gang Crime; and

**WHEREAS,** it is necessary to accept the grant funding and amend the Fiscal Year 2011 Operating Budget to establish funds for the FY 2010 Byrne Congressionally Selected Award - Operation Safe Community (OSC): Data Driven Strategies to Reduce Violent and Gang Crime; and

**WHEREAS**, it is necessary to appropriate the FY 2011 grant funds in the amount of Three Hundred Twenty-Three Thousand, Eighty-Three Dollars ($323,083.00) for the FY 2010 Byrne Congressionally Selected Award - Operation Safe Community (OSC): Data Driven Strategies to Reduce Violent and Gang Crime.

**NOW, THEREFORE, BE IT RESOLVED** by the Council of the City of Memphis that the FY 2010 Byrne Congressionally Selected Award - Operation Safe Community (OSC): Data Driven Strategies to Reduce Violent and Gang Crime funds in the amount of Three Hundred Twenty-Three Thousand, Eighty-Three Dollars ($323,083.00) be accepted by the City of Memphis.

**BE IT FURTHER RESOLVED,** that the Fiscal Year 2011 Operating Budget be and is hereby amended by appropriating the Expenditures and Revenues for the FY 2010 Byrne Congressionally Selected Award - Operation Safe Community (OSC): Data Driven Strategies to Reduce Violent and Gang Crime in the amount of Three Hundred Twenty-Three Thousand, Eighty-Three Dollars ($323,083.00) as follows:

| | |
|---|---|
| **REVENUES** | |
| University of Memphis – Bureau of Justice Assistance | $323,083.00 |
| Total | $323,083.00 |
| | |
| **EXPENDITURES** | |
| Equipment | $ 195,000.00 |
| Sub-contract | 128,000.00 |
| Supplies | 83.00 |
| Total | $323,083.00 |

**Memphis City Council**
**Summary Sheet**

Resolution to accept and appropriate funds from the State of Tennessee for 2010 Fire In-Service Training in the amount of $994,200.00.

1. This item is a resolution to accept and appropriate funds from the State of Tennessee for 2010 Fire In-Service Training in the amount of $994,200.00.

2. Fire Service participates in the In-Service Training program annually.

3. This requires an expenditure of funds in the Misc Grants Fund which is 100% reimbursed by the State of Tennessee Department of Commerce and Insurance.

**Memphis City Council**
**Summary Sheet**

# RESOLUTION

**WHEREAS,** the City of Memphis Division of Fire Services has received funds in the amount of Nine Hundred Ninety-Four Thousand Two Hundred Dollars ($994,200.00) from the State of Tennessee; and

**WHEREAS,** these funds will be used for In-Service Training for 1,657 Fire Service personnel who have met the 40-hour minimum in-service training requirement; and

**WHEREAS,** it is necessary to accept the grant funding and amend the Fiscal Year 2011 Operating Budget to establish funds for the In-Service Training Grant; and

**WHEREAS,** it is necessary to appropriate the grant funds in the amount of Nine Hundred Ninety-Four Thousand Two Hundred Dollars ($994,200.00) for the In-Service Training Grant

**NOW, THEREFORE, BE IT RESOLVED** by the Council of the City of Memphis that the In-Service Training Grant funds in the amount of Nine Hundred Ninety-Four Thousand Two Hundred Dollars ($994,200.00) be accepted by the City of Memphis.

**BE IT FURTHER RESOLVED,** that the Fiscal Year 2011 Operating budget be and is hereby amended by appropriating the Expenditures and Revenues for the In-Service Training Grant in the amount of Nine Hundred Ninety-Four Thousand Two Hundred Dollars ($994,200.00) as follows:

| | |
|---|---|
| Revenue | |
| In-Service State Grant | $994,200.00 |
| | |
| Expenses | |
| Full Time Salaries | $994,200.00 |

# Memphis City Council
# Summary Sheet

Resolution seeking the acceptance of grant funds in the amount of $394,000.00 for the Internet Crimes Against Children (ICAC) task unit, awarded to the City of Memphis Police Department. The Internet Crimes Against Children (ICAC) grant funds are awarded from the State of Tennessee, Office of Justice Programs to enhance investigation, prevention, education and forensic evidence examination.

- This is a resolution to accept grant funds from the State of Tennessee in the amount of $394,000.00 specifically to improve the State's criminal justice system by expanding the Internet Crimes Against Children (ICAC) initiative.

- The City of Memphis Division of Police Services is awarded this grant from the State of Tennessee and will serve as the fiscal agent for this award.

- This is a new award pending Council approval.

- Acceptance will require an amendment to the 2011 Operating Budget to appropriate the funds.

# RESOLUTION

**WHEREAS**, the City of Memphis Division of Police Services has been awarded grant funds in the amount of Three Hundred Ninety-Four Thousand Dollars ($394,000.00) from the State of Tennessee; and

**WHEREAS,** these funds will be used to support the Memphis Police Department in enhancing their methods of investigation for the Internet Crimes Against Children (ICAC) Task Unit and to improve the State's criminal justice system by expanding the Internet Crimes Against Children (ICAC) initiative; and

**WHEREAS,** it is necessary to accept the grant funding and amend the Fiscal Year 2011 Operating Budget to establish funds for the FY 2011 Internet Crimes Against Children (ICAC); and

**WHEREAS**, it is necessary to appropriate the FY 2011 grant funds in the amount of Three Hundred Ninety-Four Thousand Dollars ($394,000.00) for the FY 2011 Internet Crimes Against Children (ICAC).

**NOW, THEREFORE, BE IT RESOLVED** by the Council of the City of Memphis that the FY 2011Internet Crimes Against Children (ICAC) funds in the amount of Three Hundred Ninety-Four Thousand Dollars ($394,000.00) be accepted by the City of Memphis.

**BE IT FURTHER RESOLVED,** that the Fiscal Year 2011 Operating Budget be and is hereby amended by appropriating the Expenditures and Revenues for the FY 2011 Internet Crimes Against Children in the amount of Three Hundred Ninety-Four Thousand Dollars ($394,000.00) as follows:

| | |
|---|---|
| **REVENUES** | |
| State of Tennessee | $394,000.00 |
| Total | $394,000.00 |
| | |
| **EXPENDITURES** | |
| Salaries | $90,304.00 |
| Supplies | $120,530.00 |
| Travel | $43,000.00 |
| Capital Purchases | $140,166.00 |
| Total | $394,000.00 |

# Memphis City Council
# Summary Sheet

**Resolution for Wolf River Greenway – PK07012**

- This Resolution seeks to appropriate $1,424,000 in construction funds prior to the taking of bids.
- The initiating party is the Division of Park Services.
- This Resolution does not change any existing Ordinance nor Resolution.
- This Resolution does not require a construction contract.
- This Resolution does not require an expenditure of funds.

**RESOLUTION**

**WHEREAS,** the Council of the City of Memphis did approve Wolf River Greenway, CIP Project Number PK07012 as part of the Fiscal Year 2011 Capital Improvement Budget; and

**WHEREAS,** the Council of the City of Memphis did allocate $1,424,000 in PK07012 in Fiscal Year 2011 for construction of Phase 3, a segment of the Wolf River Greenway located between Shady Grove Road and Kirby Parkway; and

**WHEREAS,** plans and specifications have been prepared for bidding and construction purposes; and

**WHEREAS,** agreement of the Conservation Easement Agreement for Phase 3 is in process of being executed; and

**WHEREAS,** the Division of Park Services desires to appropriate funds within the Fiscal Year 2011 budget year prior to public bidding; and

**WHEREAS,** the Division of Park Services will bring the best bid to City Council for review and approval prior to contract award.

**NOW, THEREFORE, BE IT RESOLVED,** by the Council of the City of Memphis that there be and is hereby appropriated $1,424,000 funded by G.O. Bonds – General and chargeable to the Fiscal Year 2011 Capital Improvement Budget, with said appropriation being credited as follows:

| | |
|---|---|
| Project Title: | Wolf River Greenway-Phase 3 |
| Project Number: | PK07012 |
| Amount: | $1,424,000.00 |

## Memphis City Council
## Summary Sheet

**Resolution for Countrywood Park – PK07088**

- This Resolution seeks approval of best bid - $1,394,900 plus $163,850 in contingency funds for the construction of Countrywood Park.
- The initiating party is the Division of Park Services.
- This Resolution does not change any existing Ordinance nor Resolution.
- This Resolution will require a construction contract executed with Wagner General Contractors.
- This Resolution does require an expenditure of funds in the amount of $1,558,750.

# RESOLUTION

**WHEREAS,** the Council of the City of Memphis did include *Countrywood Park*, CIP Project Number PK07088, as part of the Fiscal Year 2009 Capital Improvement Budget; and

**WHEREAS,** on May 19, 2009 the Council did approve the appropriation of $1,558,750.00 in "Contract Construction" in PK0788 for the construction of *Countrywood Park* prior to the City's receiving bids for the project; and

**WHEREAS,** the Council did request that the Division of Park Services return to the Council after receiving bids for the project for review and approval of the best bid prior to awarding the contract; and

**WHEREAS,** bids for the construction of *Countrywood Park* were received on May 6, 2011, with the lowest and best complying bidder of three (3) bidders being ***Wagner General Contractors, Inc.*** in the amount of $1,394,900.00; and

**WHEREAS,** it is necessary to encumber $1,558,750.00 of the total appropriation in Contract Construction, funded by G.O. Bonds - General in *Countrywood Park*, CIP Project Number PK07088, for the following:

| | |
|---|---|
| **Bid amount:** | **$1,394,900.00** |
| **Contingency amount:** | **$163,850.00** |
| | ========== |
| **TOTAL CONTRACT AMOUNT:** | **$1,558,750.00** |

**NOW, THEREFORE, BE IT RESOLVED,** by the Council of the City of Memphis that the Division of Park Services be and is hereby approved to award the contract in the total amount of $1,558,750.00, funded by G. O. Bonds – General and chargeable to the Fiscal Year 2009 Capital Improvement Budget, for the construction of *Countrywood Park.*

**Memphis City Council**
**Summary Sheet**

Resolution for Beale Street Landing, project number GA01002:

- This item is a Resolution seeking Council acceptance of Federal Grant Funds in the amount of $475,000.00, and Council approval to amend the Fiscal Year 2011 CIP Budget to allocate those funds, and to appropriate those funds in Contract Construction in Beale Street Landing, project number GA01002.

- The initiating party is the Division of Park Services.

- This Resolution does not change any existing Ordinance nor Resolution.

- This Resolution will require an amendment to City of Memphis contract #24402 to reflect the addition of $475,000.00 in Federal Grant Funds to the contract.

- This Resolution will require an amendment to the Fiscal Year 2011 CIP Budget to allocate $475,000.00 in Federal Grant Funds in Contract Construction in Beale Street Landing, project number GA01002.

# RESOLUTION

**WHEREAS,** the Council of the City of Memphis did include Beale Street Landing, project number GA01002, as part of the Fiscal Year 2010 Capital Improvement Budget; and

**WHEREAS,** the Tennessee Department of Transportation has advised the City of Memphis that Federal Grant Funds in the amount of $475,000.00 for construction of the Beale Street Landing Docking Facility are now available for local use; and

**WHEREAS,** it is necessary for the City of Memphis to accept these Federal Grant Funds and to amend the Fiscal Year 2011 Capital Improvement Budget by allocating Federal Grant Funds in the amount of $475,000.00 in Contract Construction in Beale Street Landing, project number GA01002; and

**WHEREAS,** it is necessary to appropriate $475,000.00 funded by Federal Grant Funds in Contract Construction in Beale Street Landing, project number GA01002.

**NOW, THEREFORE, BE IT RESOLVED,** by the Council of the City of Memphis that the Federal Grant Funds in the amount of $475,000.00 be accepted by the City of Memphis.

**BE IT FURTHER RESOLVED,** that the Fiscal Year 2011 Capital Improvement Budget be amended by allocating Federal Grant Funds in the amount of $475,000.00 in Contract Construction in Beale Street Landing, project number GA01002.

**BE IT FURTHER RESOLVED,** that there be and is hereby appropriated $475,000.00 funded by Federal Grant Funds chargeable to the Fiscal Year 2011 Capital Improvement Budget and credited as follows:

| | |
|---|---|
| **Project Title:** | **Beale Street Landing** |
| **Project Number:** | **GA01002** |
| **Amount:** | **$475,000.00** |

ORDINANCE NO. _____

AN ORDINANCE TO AMEND THE CHARTER OF THE CITY OF MEMPHIS, SAME BEING CHAPTER 11 OF THE ACTS OF 1879, AS AMENDED, PURSUANT TO THE PROVISIONS OF ARTICLE 11, SECTION 9 OF THE CONSTITUTION OF THE STATE OF TENNESSEE (HOME RULE AMENDMENT) SO AS TO REQUIRE A TWO-THIRDS MAJORITY APPROVAL OF THE CITY COUNCIL IN ORDER TO INCREASE THE AD VALOREM TAX RATE IF THE INCREASE IS A HIGHER PERCENTAGE THAN THE RATE OF INFLATION AND TO SUBMIT THE PROPOSED ORDINANCE TO THE QUALIFIED VOTERS OF THE CITY OF MEMPHIS AT THE FIRST GENERAL STATE ELECTION TO BE HELD NOVEMBER 8, 2012 A REFERENDUM ORDINANCE REQUIRING

WHEREAS, Article 11, Section 9 of the Constitution of the State of Tennessee provides that it shall be the duty of the legislative body of such municipality to publish any proposal so made and to submit the same to its qualified voters at the first general state election which shall be held at least sixty (60) days after such publication and such proposal shall become effective sixty (60) days after approval by a majority of the qualified voters voting thereon.

BE IT ORDAINED BY THE COUNCIL OF THE CITY OF MEMPHIS that the present Charter of said City consisting of the provisions of the Act of the State of Tennessee for the year 1879, Chapter 11, as amended, and pursuant to Article 11, Section 9 of the Constitution of the State of Tennessee (Home Rule Amendment) the following proposal shall be published and submitted by the City of Memphis to its qualified voters at the first general state election, which shall be held in the City of Memphis on November 8, 2012, and which shall be held at least sixty (60) days after such publication:

"Section 1.

1.

QUESTION:

Shall the Home Rule Charter of the City of Memphis, Tennessee, be amended by adding the following provisions to read as follows?

**Two Thirds Majority Vote Required to Approve an Ad Valorem Tax Increase.**

**Any proposed increase in the Ad Valorem Tax Rate which is a higher percentage than that of the rate of inflation shall require a two-thirds majority vote of the City Council for approval.**

THEREFORE, BE IT ORDAINED, That the Comptroller is hereby directed to cause the Ordinance to be published pursuant to provisions of Article 11, Section 9 of the Constitution of the State of Tennessee.

BE IT FURTHER ORDAINED, That this Ordinance shall take effect for the purposes set forth herein sixty (60) days after approval by a majority of the qualified voters upon adoption of the Home Rule Amendment to Article , of the Charter of the City of Memphis, Tennessee to add Section _____ in an election to be held on the 8th day of November, 2012, the public welfare, requiring it.

BE IT FURTHER ORDAINED, That all laws constituting the present Charter of the City of Memphis, not in conflict with this Ordinance, be and the same are here continued in full force and effect, and all laws in conflict therewith are hereby repealed.

BE IT FURTHER ORDAINED, That if any clause, section, paragraph, sentence or part of this Ordinance shall be held or declared to be unconstitutional and void, it shall not affect the remaining parts of this Ordinance, it is hereby declared to be the legislative intent to have passed the remainder of this Ordinance notwithstanding the parts to be held to be invalid, if any.

KEMP CONRAD
Council Member

MYRON LOWERY
Chairman of Council

Attest:
City Comptroller

REFERENDUM ON HOME RULE AMENDMENT TO THE CHARTER OF THE CITY OF MEMPHIS TO REQUIRE A TWO-THIRDS MAJORITY VOTE OF THE COUNCIL TO INCREASE THE AD VALOREM TAX RATE IF THE RATE OF INCREASE IS MORE THAN THE INFLATION RATE

Said ordinance of the City of Memphis was adopted on the __th day of August, 2011, to provide for referendum vote on a Home Rule Amendment to the Charter of the City of Memphis, to read as follows:

**Two Thirds Majority Vote Required to Approve an Ad Valorem Tax Increase.**

**Any proposed increase in the Ad Valorem Tax Rate which is a higher percentage than that of the rate of inflation shall require a two-thirds majority vote of the City Council for approval.**

FOR (YES) _____

AGAINST (NO) _____

## Memphis City Council
## Summary Sheet

Please provide a brief summary of the item, in bullet form, not to exceed one page:

1. Item is a Resolution accepting the amending by appropriation Revenues and Expenditures for the (CDBG) Supplemental Disaster Recovery Grant in the amount of $6,264,239.00.

2. The U.S. Department of Housing and Urban Development (HUD), the Division of Housing and Community Development (HCD), and HCD's Planning and Grants Department (CD90030) are the initiating parties.

3. This is not a change to an existing ordinance or resolution, if applicable.

4. This resolution does not require a new contract, nor does it amends an existing contract.

5. The Resolution will require expenditure of funds/requires a budget amendment.

# RESOLUTION TO ACCEPT AND APPROPRIATE GRANT FUNDS FOR COMMUNITY DEVELOPMENT BLOCK GRANT (CDBG) SUPPLEMENTAL DISASTER RECOVERY FUNDS

**WHEREAS,** The City of Memphis, during the period of May 1 – May 3, 2010, experienced unprecedented rainfall which caused extensive flooding and damage throughout Memphis; and

**WHEREAS,** the City of Memphis received a Presidential declaration as a disaster area on May 4, 2010; and

**WHEREAS,** on November 10, 2010, in accordance with the Presidential declaration of Memphis as major disaster area, the U.S. Department of Housing and Urban Development (HUD) announced that Memphis had received an allocation of $2,031,645.00 and that on February 11, 2011 Memphis was allocated an additional $4,232,564.00 in Community Development Block Grant (CDBG) Supplemental Disaster Recovery Funds; and

**WHEREAS,** the receipt of (CDBG) Supplemental Disaster Recovery Fund allocations totaling $6,264,239.00 required the submission of an Action Plan that outlined and proposed eligible projects and activities that would address unmet long-term recovery needs resulting from the May 2010 storms and flooding;

**NOW, THEREFORE, BE IT RESOLVED** by the Council of the City of Memphis that the (CDBG) Supplemental Disaster Recovery Grant in the amount of Six Million Two Hundred Sixty-four Thousand Two Hundred Thirty-nine Dollars (**$6,264,239.00**) be accepted by the City of Memphis; and

**BE IT FURTHER RESOLVED** that the Fiscal Year 2011 Operating Budget be and is hereby amended by appropriating the Revenues and Expenditures for the (CDBG) Supplemental Disaster Recovery Grant in the amount of Six Million Two Hundred Sixty-four Thousand Two Hundred Thirty-nine Dollars (**$6,264,239.00**) as follows:

| | |
|---|---|
| **Revenue** | |
| (CDBG) Supplemental Disaster Recovery Grant *ALLOCATION I* | $2,031,645.00 |
| (CDBG) Supplemental Disaster Recovery Grant *ALLOCATION II* | $4,232,594.00 |
| **Total Allocation** | **$6,264,239.00** |
| **Expense** | |
| CDBG Disaster Recovery Grant (CD90030) **Award #** 12508 | $6,264,239.00 |
| **Total** | **$6,264,239.00** |

;and

Prepared by HCD – Planning Department

**BE IT FURTHER RESOLVED** that the Mayor and the Director of HCD are authorized to execute the necessary documents in connection with the acceptance of the (CDBG) Supplemental Disaster Recovery Grant which has been allocated to the City of Memphis from HUD.

# Memphis City Council
# Summary Sheet

1. Item is a Resolution to accepting and appropriating FY2011 Economic Development Initiative-Special Project funds in the amount of $200,000.00 from the U.S. Department of Housing and Urban Development (HUD) to the FY2011 budget for the Division of Housing and Community Development.

2. Initiating party is the Division of Housing and Community Development's Planning and Grants (CD90030).

3. This does not reflect a change to an existing ordinance or resolution.

4. This does not require a new contract or amends an existing contract.

5. No contracts, expenditure of funds, or budget amendments are required.

## RESOLUTION

**WHEREAS**, the City of Memphis Division of Housing and Community Development has received grant funds in the amount of Two Hundred Thousand ($ 200,000.00) from the U.S. Department of Housing and Urban Development; and

**WHEREAS,** these funds will be used by the Memphis Housing Authority for Construction of Senior Housing as part of the Cleaborn Homes HOPE VI Revitalization Project; and

**WHEREAS,** it is necessary to accept the grant funding and amend the Fiscal Year 2011 Operating Budget to establish funds for the FY11 Economic Development Initiative (EDI) Special Project Grant; and

**WHEREAS**, it is necessary to appropriate the FY11 grant funds in the amount of Two Hundred Thousand ($200,000.00) for the Cleaborn Homes EDI Grant.

**NOW, THEREFORE, BE IT RESOLVED** by the Council of the City of Memphis that the Cleaborn Homes EDI Grant funds in the amount Two Hundred Thousand ($200,000.00) for the Construction of Senior Housing be accepted by the City of Memphis.

**BE IT FURTHER RESOLVED,** that the Fiscal Year 2011 Operating Budget be and is hereby amended by appropriating the Expenditures and Revenues for the Cleaborn Homes EDI Grant in the amount of Two Hundred Thousand ($ 200,000.00) as follows:

| | |
|---|---|
| **REVENUES** | |
| U.S. Department of Housing and Urban Development | $200,000.00 |
| Total | $200,000.00 |
| | |
| **EXPENDITURES** | |
| CD90014-Real Estate Development | |
| Cleaborn Homes Senior Housing (Construction) | $200,000.00 |
| Total | $200,000.00 |

# Memphis City Council Summary

This item is a resolution authorizing the Memphis and Shelby County Community Redevelopment Agency to issue bonds or notes not to exceed $32,000,000 to finance and or refinance debt for Uptown Redevelopment activities.

- This item requires a public hearing – requested public hearing date for authorizing the Community Redevelopment Agency to issue bonds or notes not to exceed $32,000,000 to fund Uptown Redevelopment activity is July 5, 2011.
- The Memphis and Shelby County Community Redevelopment Agency is authorized pursuant to the Community Redevelopment Act of 1998 to issue bonds to finance the undertaking of community redevelopment under the Act with approval of the municipality(ies) creating the Redevelopment Agency.
- The Community Redevelopment Plan for the Uptown Area outlining redevelopment activity to be undertaken was adopted in 2001 and amended by Memphis City Council and Board of Commissioners of Shelby County in 2009. There is a companion item requesting action to approve a second amendment to the Community Redevelopment Plan for the Uptown Area also on July 5, 2011. The Plan amendment and bond issue authorization are requested to facilitate further work for prevention and elimination of slum and blight in the area.
- The $32,000,000 Bond is to cover debt service reserve, bond financing, current debt for Uptown Redevelopment of approximately $12,000,000 and budget for proposed redevelopment activity of approximately $14,000,000. The project component, amount , and intended funding source/method for the proposed redevelopment activity budget is as follows:

| Project Component | Budget Amount | Intended Funding Method |
|---|---|---|
| 2nd Street Improvements (Sustainability Part 6 ) | $ 2,000,000 | Bonds |
| Existing Structure Rehabilitation (Sustainability Part 8 ) | $ 1,006,200 | Trust Fund Direct Draw |
| Uptown West (Sustainability Part 9 ) | $ 4,257,500 | Bonds |
| Acquisition/Disposition Activities (Sustainability Part 10 ) | $ 2,130,000 | Bonds |
| Area-Wide Infrastructure (Sustainability Part 11 ) | $ 2,200,000 | Bonds |
| Greenlaw Community Center (Sustainability Part 12 ) | $ 550,000 | Bonds |
| Affordable Housing Program (Sustainability Part 13) | $ 1,375,000 | Bonds |
| North of Chelsea Initiative ( Sustainability Part 14 ) | $ 1,002,000 | Bonds |
| Property Maint./ Disposition/ Management Fee (Sustainability Parts 15 and 16) | $ 400,000 | Bonds |
| | | |
| GRAND TOTAL: | $ 14,920,700 | |

Initiating party is Memphis and Shelby County Division of Planning and Development for the Memphis and Shelby County Community Redevelopment Agency Board. The Memphis and Shelby County Community Redevelopment Agency Board reviewed and approved the existing and proposed redevelopment activity and proposed conceptual budget for the Community Redevelopment Plan for the Uptown Area from Memphis Housing Authority. The Memphis Housing Authority has engaged The Uptown Partnership as developer for past, existing, and proposed redevelopment activity.

No contracts, expenditure of funds, or budget amendments are required for this item.

**A JOINT RESOLUTION OF THE COUNCIL OF THE CITY OF MEMPHIS, TENNESSEE AND THE BOARD OF SHELBY COUNTY COMMISSIONERS AUTHORIZING THE MEMPHIS AND SHELBY COUNTY COMMUNITY REDEVELOPMENT AGENCY TO ISSUE A PRINCIPAL AMOUNT NOT EXCEEDING IN AGGREGATE OF $32,000,000 IN TAX INCREMENT BONDS OR NOTES OF THE AGENCY PURSUANT TO THE PROVISIONS OF THE COMMUNITY REDEVELOPMENT ACT OF 1998 TO FINANCE AND REFINANCE THE COST OF LAND ACQUISTION, CONSTRUCTION AND REDEVELOPMENT ACTIVITIES IN CONNECTION WITH THAT CERTAIN COMMUNITY REDEVELOPMENT PLAN FOR THE UPTOWN AREA AS AMENDED; REDEVELOPMENT PROJECT ACTIVITIES TO BE LOCATED WITHIN THE COMMUNITY REDEVELOPMENT AREA AND FROM THE PROCEEDS OF IT NOT TO EXCEED $32,000,000.00 TAX INCREMENT BONDS OR NOTES; AND PROVIDING AN EFFECTIVE DATE.**

**WHEREAS,** The Memphis and Shelby County Community Redevelopment Agency (the "CRA") is authorized pursuant to the Community Redevelopment Act of 1998 (the "Act") to issue bonds to finance the undertaking of community redevelopment under the Act; and

**WHEREAS,** the CRA may pledge tax increment revenues to the repayment of bonds issued pursuant to Section 20 of the Act; and

**WHEREAS,** The Board of Directors of the CRA (the "CRA Board") on April 7, 2011 enacted a resolution entitled, "**A RESOLUTION OF THE BOARD OF COMMISSIONERS OF THE MEMPHIS AND SHELBY COUNTY COMMUNITY REDEVELOPMENT AGENCY DECLARING ITS OFFICIAL INTENT TO EXPLORE PRIVATE PLACEMENT FINANCING TO FUND CERTAIN EXISTING DEBT AND/OR EXPENDITURES TO BE MADE WITH RESPECT TO LAND ACQUISITION, CONSTRUCTION AND REDEVELOPMENT ACTIVITIES IN CONNECTION WITH THAT CERTAIN COMMUNITY REDEVELOPMENT PLAN FOR THE UPTOWN AREA AS AMENDED; REDEVELOPMENT PROJECT ACTIVITIES TO BE LOCATED WITHIN THE COMMUNITY REDEVELOPMENT AREA AND FROM THE PROCEEDS OF IT NOT TO EXCEED $32,000,000.00 TAX INCREMENT NOTES, LOANS OR BONDS TO BE ISSUED BY THE MEMPHIS AND SHELBY COUNTY COMMUNITY REDEVELOPMENT AGENCY**;" and

**WHEREAS,** Section 20 of the Act requires the adoption of a Resolution or Ordinance of the governing body relating to the issuance of bonds by the CRA; and

**WHEREAS,** pursuant to the provisions of the Act, the City Council of the City of Memphis (the "City") and the Board of County Commissioners of Shelby County (the "County"), Tennessee believe it is in the best interests of the citizens of the City and the County to authorize the CRA to issue tax increment notes or bonds to finance certain capital

expenditures to be made with respect to the acquisition, construction and redevelopment activities in connection with that certain Community Redevelopment Plan for the Uptown Area as amended; and

**WHEREAS,** pursuant to the Act, the City and the County have adopted a community redevelopment plan for the project as it is amended from time to time ("the "Plan"); and

**WHEREAS,** pursuant to Section 19 and other provisions of the Act, the City and County deemed it necessary and desirable to adopt the Plan with project components and budget set forth in Exhibit A to this Resolution in accordance with the CRA's recommendation in order to assist in prevention and spread of slums or blighted areas and to otherwise carry out the purposes of the Act.

**NOW, THEREFORE, BE IT RESOLVED BY THE COUNCIL OF THE CITY OF MEMPHIS, TENNESSEE AND BOARD OF SHELBY COUNTY COMMISSIONERS AS FOLLOWS:**

**SECTION 1.** The recitals set forth above are adopted by the Council of the City of Memphis and the Board of Shelby County Commissioners as the findings of the City and the County and are incorporated herein.

**SECTION 2.** The City and County hereby authorize the CRA to issue not exceeding $32,000,000 Tax Increment Revenue Notes or Bonds to finance the costs of the land acquisition, construction, and redevelopment activities in connection with the Plan.

**SECTION 3.** The City and County Mayors are hereby authorized to execute and deliver all papers, certificates, receipts, and other documents deemed necessary or desirable, and to take all steps deemed necessary or desirable to effect the transactions contemplated by this Resolution.

**SECTION 4.** This Resolution shall take effect immediately, and all resolutions in conflict with this Resolution are herewith repealed to the extent of such inconsistency.

# EXHIBIT A – Uptown Redevelopment Activity to be Funded with Proposed CRA $32,000,000 Bond Issue

The $32,000,000 Bond is to cover debt service reserve, bond financing, current debt for Uptown Redevelopment of approximately $12,000,000 and budget for proposed redevelopment activity of approximately $14,000,000. The Uptown Plan/project component, amount, and intended funding source/method for the proposed redevelopment activity budget are as follows:

| Project Component | Budget Amount | Intended Funding Method |
|---|---|---|
| 2nd Street Improvements (Sustainability Part 6 ) | $ 2,000,000 | Bonds |
| Existing Structure Rehabilitation (Sustainability Part 8 ) | $ 1,006,200 | Trust Fund Direct Draw |
| Uptown West (Sustainability Part 9 ) | $ 4,257,500 | Bonds |
| Acquisition/Disposition Activities (Sustainability Part 10 ) | $ 2,130,000 | Bonds |
| Area-Wide Infrastructure (Sustainability Part 11 ) | $ 2,200,000 | Bonds |
| Greenlaw Community Center (Sustainability Part 12 ) | $ 550,000 | Bonds |
| Affordable Housing Program (Sustainability Part 13) | $ 1,375,000 | Bonds |
| North of Chelsea Initiative ( Sustainability Part 14 ) | $ 1,002,000 | Bonds |
| Property Maint./ Disposition/ Management Fee (Sustainability Parts 15 and 16) | $ 400,000 | Bonds |
| | | |
| GRAND TOTAL: | $ 14,920,700 | |

## Memphis City Council
## Summary Sheet

This item is a resolution amending the Community Redevelopment Plan for the Uptown Area.

- This item requires a public hearing – requested public hearing date for adopting an amendment to the Community Redevelopment Plan for the Uptown Area is July 5, 2011.
- The Community Redevelopment Plan for the Uptown Area was adopted by Memphis City Council and Board of Commissioners of Shelby County in 2001 and was amended by Memphis City Council and Board of Commissioners of Shelby County in 2009.
- This item is to request adoption of a second amendment to the Community Redevelopment Plan for the Uptown Area to continue with further work for prevention and elimination of slum and blight in the area.

Proposed plan amendment to include:

- Restoration of funding for Second Street Parkway improvements
- Existing structure rehabilitation part II
- Uptown west/wolf river/gayoso bayou redevelopment part II
- Area-wide acquisition activities
- Area-wide infrastructure activities
- Greenlaw community center improvements
- Affordable housing development incentive program
- North of Chelsea redevelopment
- Property maintenance cost
- Property management fee
- Use of TIF for improvements to MLB Uptown LLC-Owned properties
- Use of TIF for improvements to City-Owned properties
- Raise maximum grant and/or loan amount for Uptown Commercial Rehabilitation Program from $50,000 to up to $500,000 for exception in case of essential services
- Development and disposition/success fees
- Updated maps and financial spreadsheet

Initiating party is Memphis and Shelby County Division of Planning and Development for the Memphis and Shelby County Community Redevelopment Agency Board. The Memphis and Shelby County Community Redevelopment Agency Board reviewed and approved the request for amendment to the Community Redevelopment Plan for the Uptown Area from Memphis Housing Authority. The Memphis Housing Authority has engaged The Uptown Partnership as developer for past, existing, and proposed redevelopment activity.

- No contracts, expenditure of funds, or budget amendments are required.

JOINT RESOLUTION NO._____

**AMENDMENT TO THE COMMUNITY REDEVELOPMENT PLAN FOR THE UPTOWN AREA TO INCLUDE RESTORATION OF FUNDING FOR SECOND STREET PARKWAY IMPROVEMENTS, EXISTING STRUCTURE REHABILITATION PART II, UPTOWN WEST/WOLF RIVER/GAYOSO BAYOU REDEVELOPMENT PART II, AREA-WIDE ACQUISITION ACTIVITIES, AREA-WIDE INFRASTRUCTURE ACTIVITIES, GREENLAW COMMUNITY CENTER IMPROVEMENTS, AFFORDABLE HOUSING DEVELOPMENT INCENTIVE PROGRAM, NORTH OF CHELSEA REDEVELOPMENT, PROPERTY MAINTENANCE, PROPERTY MANAGEMENT FEE, USE OF TIF FOR IMPROVEMENTS TO MLB UPTOWN LLC-OWNED PROPERTIES, USE OF TIF FOR IMPROVEMENTS TO CITY/PUBLICLY-OWNED PROPERTIES, RAISING MAXIMUM GRANT AND/OR LOAN AMOUNT FOR UPTOWN COMMERCIAL REHABILITATION PROGRAM FROM $50,000 TO UP TO $500,000 FOR EXCEPTION IN CASE OF ESSENTIAL NEIGHBORHOOD SERVICE, DEVELOPMENT AND DISPOSITION SUCCESS FEES; AND UPDATED MAPS AND FINANCIAL SPREADSHEET; AND CLARIFICATION OF OTHER PROVISIONS WITHIN THE COMMUNITY REDEVELOPMENT PLAN FOR THE UPTOWN AREA.**

---

**WHEREAS,** pursuant to the Community Redevelopment Act of 1998 (the "Act") the City of Memphis, Tennessee and Shelby County, Tennessee established a joint Community Redevelopment Agency ("CRA") to ameliorate the slum and blight conditions within the City of Memphis and the unincorporated areas of Shelby County; and

**WHEREAS,** the Shelby County Board of Commissioners, the Memphis City Council and the Memphis and Shelby County Community Redevelopment Agency (CRA) approved the establishment of the Uptown Community Redevelopment Area, and in 2001 adopted the Community Redevelopment Plan for the Uptown Area pursuant to the requirements of Section 12 of the Act; and

**WHEREAS,** the Shelby County Board of Commissioners, the Memphis City Council and the Memphis and Shelby County Community Redevelopment Agency (CRA) approved and adopted an amendment to the Community Redevelopment Plan for the Uptown Area in March, 2009; and

**WHEREAS,** the Memphis Housing Authority ("MHA") and its development partners, are now focusing on sustainability initiatives outlined in the March 2009 amended Community Redevelopment Plan for the Uptown Area; and

**WHEREAS,** pursuant to the requirements of Section 13 of the Act it has become both necessary and desirable to again amend, modify and update the Community Redevelopment Plan for the Uptown Area, so as to complete the scope of the redevelopment plan and to continue in the prevention and elimination of slum and blighted conditions in the Uptown Redevelopment Area; and

**WHEREAS,** this proposed amendment include text changes, map changes, and budget provisions for: restoration of funding for Second Street Parkway Improvements; additional funding for existing structure rehabilitation programs (Part II); additional funding for Uptown West/Wolf River/Gayoso Bayou redevelopment (Part II); text and map amendments and additional funding to permit area-wide land acquisition; additional funding for and allowance of area-wide infrastructure activities; text addition and funding to allow improvements to City-owned facility, Greenlaw Community Center; text addition and funding for an affordable housing development incentive program; text addition and funding for North of Chelsea Redevelopment Area (Uptown North) to work with non-profits to develop commercial and residential projects; text addition and funding for property maintenance and property management fee; text addition to allow improvements to MLB Uptown LLC-owned properties and City-owned properties on a case-by-case basis; text and map change to expand the area for multi-family rehabilitation; text change to raise the maximum grant/loan for Uptown Commercial Rehabilitation Program from $50,000 to up to $500,000 in the case of essential neighborhood services; and development and disposition success fees.

**NOW, BE IT RESOLVED,** by the Memphis City Council and the Board of Shelby County Commissioners that the Community Redevelopment Plan for the Uptown Area be further amended as follows:

**SECTION 1.** That page 39 of the Community Redevelopment Plan for the Uptown Area under the heading Planned Initiatives & Demonstration Areas, subheading REHABILITATION OF EXISTING STRUCTURES – MULTI-FAMILY is hereby amended to remove the following text:

> 1. Any eligible structures shall be located within one of the multi-family rehabilitation zones delineated on the Rehabilitation Zone map.

and replace with the following:

> 1. Any eligible structures shall be located within the multi-family rehabilitation zone delineated on the Rehabilitation Zone map.

**SECTION 2.** That page 39 of the Community Redevelopment Plan for the Uptown Area under the heading Planned Initiatives & Demonstration Areas, subheading REHABILITATION OF EXISTING STRUCTURES – COMMERCIAL is hereby amended to remove the following text:

> 5. Loans or Grants under an approved commercial rehabilitation plan may not exceed $50,000 per structure, adjusted annually according to the Consumer Price Index (CPI) for U. S. Housing.

and replace with the following:

> 5. Loans or Grants under an approved commercial rehabilitation plan may not exceed $50,000 per structure, adjusted annually according to the Consumer Price Index (CPI) for U. S. Housing; except the maximum grant and/or loan under an approved commercial rehabilitation program may be raised to up to $500,000 for projects which provide significant economic benefit to the Uptown neighborhood including the provision of essential services such as groceries, medical services and other essential neighborhood services; and which provide jobs for low and moderate income residents of the Uptown area. All grants and/ or loans over $50,000 must be reviewed and approved by the CRA Board.

**SECTION 3.** That page 39 of the Community Redevelopment Plan for the Uptown Area under the heading Planned Initiatives & Demonstration Areas, subheading Planned Initiatives is hereby amended to add the following text:

> Greenlaw Community Center - The Memphis and Shelby County Community Redevelopment Agency and Board of Directors reviewed information from the Applicant, correspondence from Memphis Parks Services and a lease agreement

between Memphis Parks Services and Memphis Athletic Ministries regarding the Greenlaw Community Center, and after reviewing said documentation determined that the Greenlaw Community Center is a city-owned facility intended to be operated by a non-profit corporation, and that the inclusion of such a facility in the Community Redevelopment Plan for the Uptown Area is an integral part and necessary part of carrying out the Community Redevelopment Plan for the Uptown Area and has not been part of a previously approved public capital improvement or project schedule of the City within the last three years, as required by Section 17(b)(2) of the Act.

The Greenlaw Community Center Improvements are to be primarily exterior renovations and site improvements; including the exterior of the building, the surrounding outdoor recreational spaces, pedestrian pathways and parking area. These upgrades will ensure that the facility will become a more significant asset for the surrounding Uptown neighborhood both in terms of providing high quality programmed recreational activities and services and also providing an improved physical environment to be more compatible with the new housing and other investments which have been made in the neighborhood as part of the Community Redevelopment Plan for the Uptown Area.

**SECTION 4.** That page 39 of the Community Redevelopment Plan for the Uptown Area under the heading Planned Initiatives & Demonstration Areas, subheading Planned Initiatives is hereby amended to add the following text:

Affordable Housing Development Incentive Program – In order to encourage private home builders to develop new affordable housing in Uptown, a strategic program is to be developed to subsidize the development of new housing.

**SECTION 5.** That page 39 of the Community Redevelopment Plan for the Uptown Area under the heading Planned Initiatives & Demonstration Areas, subheading Planned Initiatives is hereby amended to add the following text:

North of Chelsea Redevelopment Area (Uptown North) – The initiative would be the first phase of redevelopment activity north of Chelsea. Working with non-profits, such as the North Memphis CDC, developer will coordinate the acquisition of a limited number of priority parcels in the area. Developer will then solicit and coordinate the disposition of these parcels to redevelopment entities including local non-profits for the development of commercial and residential projects.

**SECTION 6.** That page 43 of the Community Redevelopment Plan for the Uptown Area under the heading Real Estate Acquisition and Disposition is hereby amended to remove the following text:

> Acquisition and Disposition of 500 properties will occur within the overall Uptown area. The proposed acquisitions are depicted on maps at the end of this section. The maps identify vacant lots (red) vacant dilapidated buildings (orange) and vacant buildings (yellow). It is from these three categories that the 500 acquisitions are planned.

and replace with the following:

> Acquisition and Disposition of properties will occur within the overall Uptown area. The proposed acquisitions are depicted on a map at the end of this section. The map identifies vacant lots, vacant dilapidated buildings, vacant buildings, and other properties deemed eligible for acquisition if their acquisition furthers the goals of the Community Redevelopment Plan for the Uptown Area.

**SECTION 7.** That page 45 of the Community Redevelopment Plan for the Uptown Area shall include a new heading and section following the subheading and section, Eminent Domain. The new heading and section is as follows:

> **Property Maintenance**
>
> Properties acquired as part of this community redevelopment plan shall be maintained so as to not contribute to blight in the area; therefore, property maintenance is necessary for the effective implementation of this community redevelopment plan. Maintenance costs may be paid from the redevelopment trust fund, but these maintenance costs shall be limited to the following conditions:
>
> 1. Maintenance costs shall be limited to the actual cost of maintaining the property; only those costs incurred by the vendor to maintain the property and CRA specified and agreed upon property management fees associated with the maintenance costs shall be paid from the redevelopment trust fund. Property taxes shall not be paid from the redevelopment trust fund.
> 2. Only those lots that are vacant or those lots occupied with buildings where the buildings have not yet been razed and/or rehabilitated shall be eligible for maintenance costs. Monies from the redevelopment trust fund shall not pay the maintenance costs of properties occupied with buildings that were rehabilitated, reconstructed or newly constructed as part of this Community Redevelopment Plan.

3. Only those properties owned by the land bank, MHA or any other entity identified to acquire and dispose of properties using monies from the redevelopment trust fund shall be eligible for property maintenance costs.
4. Property maintenance costs are limited to a one-year period for each parcel. If, at the end of that one-year period, the lot remains vacant, a one-year extension may be granted upon approval of the Land Acquisition Committee, which shall be composed of one individual from each of the following: CRA Staff, CRA Board, MHA, Lauderdale-Greenlaw, LLC, MLB-Uptown, LLC, City Attorney's Office and/or City Real Estate Office, Program Legal, and Third-Party Acquisition Consultant Agent. There shall be no limitation on the number of one-year extensions granted by the Land Acquisition Committee. Buildings shall be razed or rehabilitated within one year of a lot's acquisition unless the Land Acquisition Committee makes the following findings:
   a. The building is of some historical, architectural or cultural significance to its surrounding neighborhood; and
   b. Funds are unavailable for the immediate rehabilitation of the building.

**SECTION 8.** That page 45 of the Community Redevelopment Plan for the Uptown Area shall include a new heading and section following the subheading and section, Property Maintenance. The new heading and section is as follows:

**Improvements on MLB Uptown LLC-Owned Properties**

The rehabilitation of certain sites throughout the community is integral to the removal of slum and blight and to the continuing sustainability of the neighborhood. The Memphis and Shelby County Community Redevelopment Agency Board of Directors, the Memphis City Council and the Shelby County Board of Commissioners are hereby making a finding that the rehabilitation of sites throughout the redevelopment area ineligible for the single-family residential, multi-family residential, historic and commercial rehabilitation programs is consistent with the Community Redevelopment Act of 1998. On a case-by-case basis, the CRA Board may approve the use of Tax Increment Financing (TIF) to fund, in whole or in part, the construction of the following improvements on MLB Uptown LLC-owned properties: surface parking facilities, driveways, landscaped areas and recreational facilities, pedestrian and bicycle facilities, community centers, public transportation facilities and other related infrastructure and the applicable structures necessary to support these facilities. When making its determination on such funding, the CRA Board shall make an individual finding that the funded improvements are an integral and necessary part of carrying out the Community Redevelopment Plan for the Uptown Area.

**SECTION 9.** That page 45 of the Community Redevelopment Plan for the Uptown Area shall include a new heading and section following the subheading and section, Improvements on MLB Uptown LLC-Owned Properties. The new heading and section is as follows:

**Improvements to City/Publicly-Owned Properties**

The rehabilitation of certain City/Publicly-owned sites throughout the community is integral to the removal of slum and blight and to the continuing sustainability of the neighborhood. The Memphis and Shelby County Community Redevelopment Agency Board of Directors, the Memphis City Council and the Shelby County Board of Commissioners are hereby making a finding that the rehabilitation of City/Publicly-owned sites throughout the redevelopment area is consistent with the Community Redevelopment Act of 1998 (the Act). On a case-by-case basis the CRA Board may approve the use of Tax Increment Financing (TIF) to fund, in whole or in part, the construction of certain public improvements to City/Publicly-owned properties: including roadway improvements, surface parking facilities, driveways, landscaped areas and recreational facilities, pedestrian and bicycle facilities, community centers, public transportation facilities and other related infrastructure and the applicable structures necessary to support these facilities. When making its determination on such funding, the CRA Board shall make an individual finding that the funded improvements are an integral and necessary part of carrying out the Community Redevelopment Plan for the Uptown Area and is consistent with requirements of Section 17(b)(2) and other applicable Sections of the Act.

**SECTION 10.** That page 45 of the Community Redevelopment Plan for the Uptown Area under the heading Publicly Funded Projects is hereby amended to delete the following bolded text:

In addition to these projects there have been discussions during planning meetings that CIP funds designated for **Greenlaw Community Center improvements include some landscaping and be timed to coincide with redevelopment of the Uptown Area,** maintenance...

**SECTION 11.** That page 48 of the Community Redevelopment Plan for the Uptown Area under the heading Time Certain for Completion of Redevelopment is hereby amended to delete the following text:

It is estimated that the time schedule for implementing and completing the Uptown Community Redevelopment Plan will be from the time period of 2001 to 2031.

and replace with the following:

It is estimated that the time schedule for implementing and completing the Uptown Community Redevelopment Plan will be from the time period of June 4, 2001 to December 31, 2031.

**SECTION 12.** That the Acquisition Plan Map located between pages 45 and 46 of the Community Redevelopment Plan for the Uptown Area is hereby amended to reflect the

additional properties depicted on the Uptown Redevelopment Proposed Acquisition map in Attachment A to this Resolution.

**SECTION 13.** That the Rehabilitation Zones Map located after page 40 and the Planned Initiatives Map of the Community Redevelopment Plan for the Uptown Area is hereby amended to reflect that there is no longer three separate Multi-Family Rehabilitation Zones, but one expanded Multi-Family Rehabilitation Zone, which is the same boundary as the Single-Family and Historic Structures Rehabilitation Zone. The amended Rehabilitation Zones Map is shown in Attachment B to this Resolution.

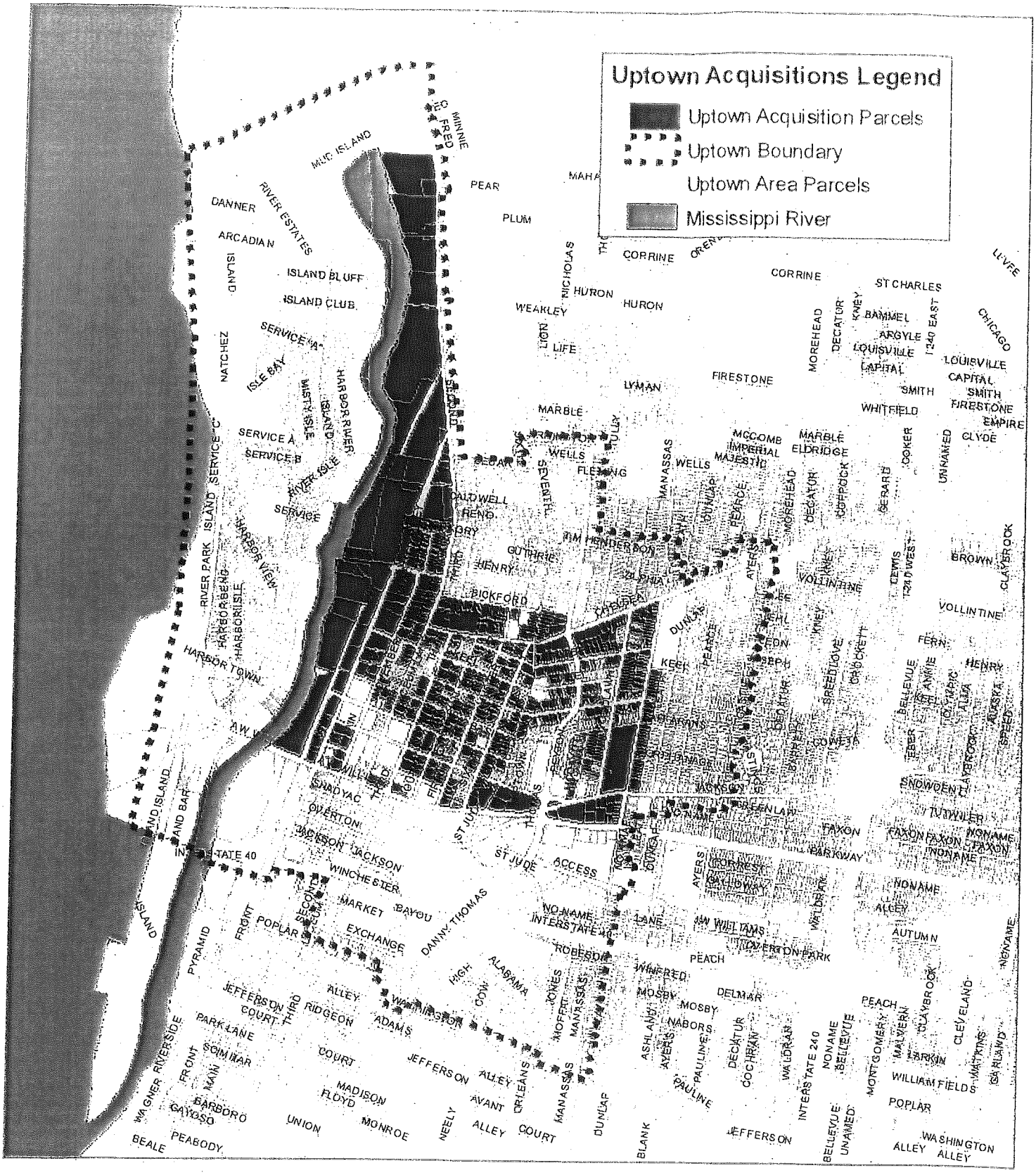
**SECTION 14.** That the Phasing Complementary Initiatives financial spreadsheet located in Appendix B of the Community Redevelopment Plan for the Uptown Area are hereby replaced with the Phasing Complementary Initiatives financial spreadsheet in Attachment C to this Resolution.

**BE IT FURTHER RESOLVED,** That the expiration date for the Uptown Community Redevelopment Area shall be December 31, 2031.

**BE IT FURTHER RESOLVED,** that the Memphis City Council and Shelby County Board of Commissioners hereby approve the final budget amount exhibited in Attachment C to this resolution as the funding cap, not be exceeded unless the Community Redevelopment Plan for the Uptown Area is further amended. The final budget amount exhibited doses not create any enforceable contractual rights.

ATTACHMENT A

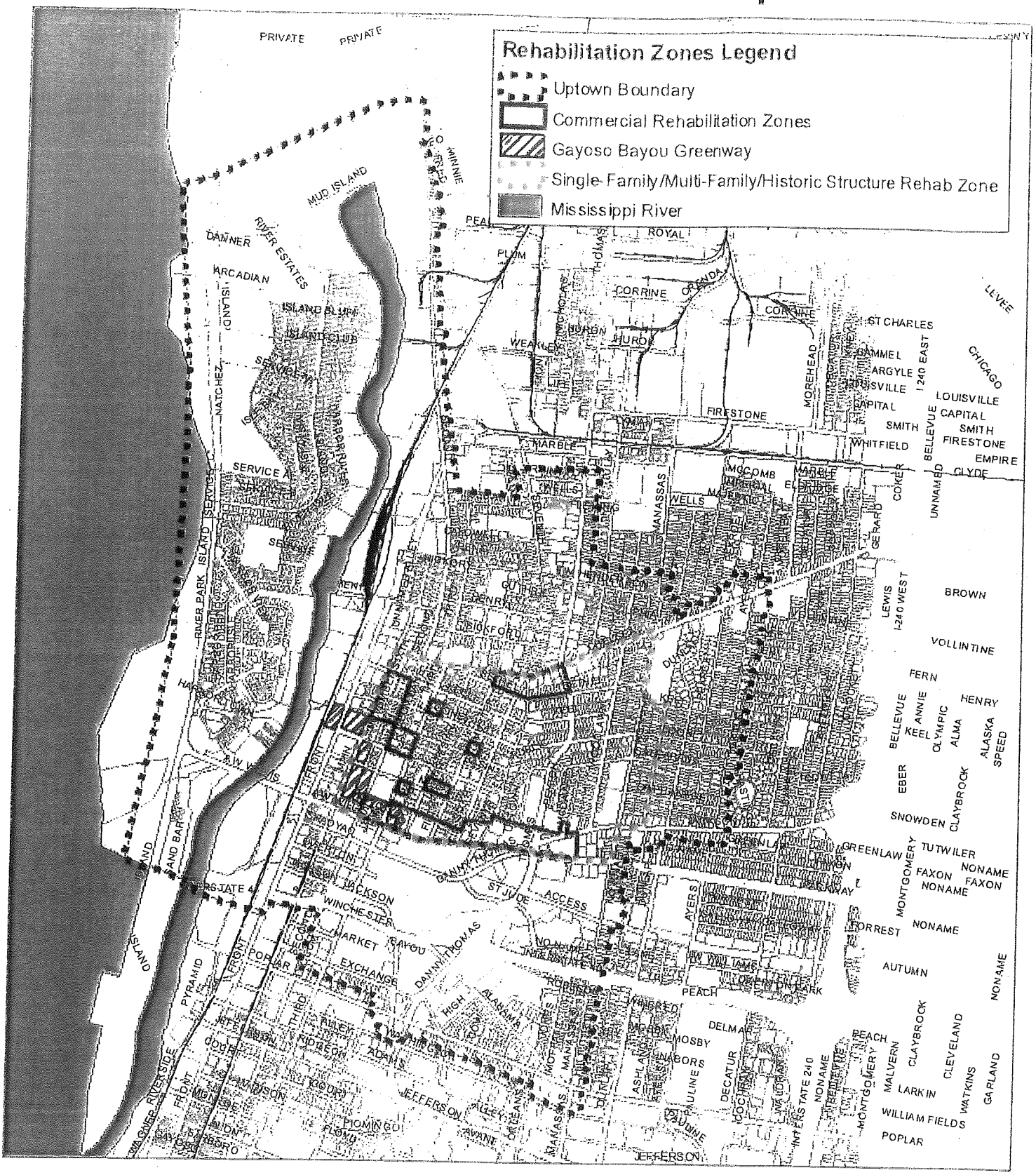
# Uptown Acquisitions




April 13, 2011
Memphis and Shelby County Division of Planning and Development
125 N Main St, Su 468, Mem.TN, 38103
This is a representation and should not be used as a legal document in any form or fashion

ATTACHMENT B

# Rehabilitation Zones Map




April 13, 2011
Memphis and Shelby County Division of Planning and Development
125 N Main St, Su 468, Mem.TN, 38103
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# ATTACHMENT C

**Phasing Complementary Initiatives**



## 2001-2002 UPTOWN

**Phase I - Complementary Initiatives**

Scattered Site Phase I Acquisition & Redevelopment
Greenlaw Renaissance Apartments Phase I (A&B)
Lauderdale Courts

| | | | |
|---|---|---|---|
| | **USES** | | |
| Scattered site Phase I infrastructure + streetscape (16 blocks) | Typ. Infrastructure + streetscape | $ | 1,072,000 |
| Greenlaw Renaissance Apartment 1 infrastructure + streetscape (A&B) | Typ. Infrastructure + streetscape | $ | 134,000 |
| Greenlaw Renaissance Parks (Gayoso Bayou ponds) | Park | $ | 900,000 |
| Greenlaw Community Center landscaping | Park | $ | 25,000 |
| Sycamore Ave. & alleys closure for Bridges site | Street (Bridges funded) | $ | - |
| N. Parkway close; interim reconfig. Auction, D. Thomas, Jackson, Parkway | Street | $ | 350,000 |
| Lauderdale Courts I-40 sound attentuation | Street (TDOT funded) | $ | - |
| Lauderdale Street median | Street | $ | 90,000 |
| | **TOTAL USES** | **$** | **2,571,000** |
| | **SOURCES** | | |
| 2001 A&D Budget allocated to Complementary Initiatives | CIP | $ | 775,000 |
| CIP allocated to N. parkway interim reconfig. | CIP, THPs | $ | 300,000 |
| 2001 A&D Budget for typical infrastructure per lot | CIP | $ | 242,050 |
| Assumed for gap | TIF | $ | 1,250,000 |
| | **TOTAL SOURCES** | **$** | **2,567,050** |

## 2003-2005 UPTOWN

**Phase II - Complementary Initiatives**

Hurt Village
Greenlaw Renaissance Apartments Phase II
Scattered Site Phase II Acquisition & Redevelopment

| | | | |
|---|---|---|---|
| | **USES** | | |
| Scattered site Phase II infrastructure + streetscape (32 blocks) | Typ. Infrastructure + streetscape | $ | 2,144,000 |
| Greenlaw Renaissance Apartment II infrastructure + streetscape ( C ) | Typ. Infrastructure + streetscape | $ | 87,000 |
| Hurt Village streets & typical infrastructure | Street + infrastructure + streetscape | $ | 4,062,500 |
| Hurt Village Danny Thomas median | Street | $ | 560,000 |
| Hurt Village park | Park | $ | 800,000 |
| Widen Auction, reconfigure Parkway, Auction, Jackson, Mill | Street | $ | 6,232,950 |
| | **TOTAL USES** | **$** | **13,886,450** |
| | **SOURCES** | | |
| | TIF (amount assumed in HOPE VI) | $ | 7,700,000 |
| | State, County, City, THPs | $ | 6,232,950 |
| | **TOTAL SOURCES** | **$** | **13,932,950** |

## 2006-2021 UPTOWN

**Phase III - Complementary Initiatives**

| | | | | |
|---|---|---|---|---|
| Scattered Site Phase III Acquisition & Redevelopment | Scattered site Phase III infrastructure + streetscape (52 blocks) | **USES** Typ. Infr: | $ | 3,250,000 |
| Sustainability Part 1 - Direct Draw Funds 2007 | Phase 3 construction completion; street lighting; alleys and sidewalks; acquisition & lot prep; streetscape installation | Typ. Infr: | $ | 1,792,875 |
| Sustainability Part 2 - Direct Draw Funds 2007 | Acquisition & lot prep; demolitions, infrastructure/site prep; Uptown Center mixed-use infrastructure/site prep | Typ. Infr: | $ | 2,000,000 |
| Sustainability Part 3 - Direct Draw Funds 2008 | Disposition and development MLB parcels; acquisition, development & disposition of future targeted parcels; Uptown Center mixed-use interior infrastructure/additional acquistions | Typ. Infr: | $ | 1,912,893 |
| Sustainability Part 4 - Direct Draw Funds 2009 | Existing Structure Rehabilitation (multi-family, single-family, commercial and/or historic); Chelsea Ave. redevelopment | | | |
| | Acquisition Planning - Multi-Family (preparation of acquisition strategy) | | $ | 26,000 |
| | Rehabilitation Planning - Multi-Family (preparation of rehabilitation strategy; cost estimates, tenant relations) | | $ | 150,000 |
| | Legal Planning - Multi-Family (development of agreements with Not-For-Profit Owners and Private Management Companies) | | $ | 46,750 |
| | Acquisition - Multi-Family (acquire priority properties) | | $ | 850,000 |
| | Construction Oversight - Multi-Family (bid and construction of rehabilitative activities) | | $ | 100,000 |
| | Rehabilitation Implementation - Multi-Family (actual rehabilitation activities) | | $ | 1,400,000 |
| | Program Development - Single-Family; Commercial; Historic (preparation of plan; coordination with partners) | | $ | 50,000 |
| | Neighborhood Coordination - All Categories (tenant relations, communications with current owners, non-profits etc.) | | $ | 60,000 |
| | Chelsea Avenue Redevelopment | | $ | 250,000 |
| | Developer Fee - Multi-Family, Commercial, Historic (10%) | | $ | 298,275 |
| | Developer Fee - Single-Family (assumes 40 units @ $1,500 per unit) | | $ | 60,000 |
| | Developer Fee - Chelsea Avenue redevelopment (10%) | | $ | 25,000 |
| | Grant Funds - Single-Family (to match partner in-kind contributions) | | $ | 200,000 |
| | Grant / Loan Funds - Historic Properties | | $ | 150,000 |
| | Grant / Loan Funds - Commercial Properties | | $ | 150,000 |
| | Acquisition and Disposition Fees - Multi-Family; Historic, Commercial | | $ | 84,000 |
| | | **TOTAL Rehab +** | **$** | **3,900,025** |

## Phasing Complementary Initiatives

| | | | |
|---|---|---|---|
| Sustainability Part 5 - Bonds / City Loans 2009 | Uptown West / Wolf River Acquisition & Redevelopment | | |
| | Development Planning (preparation of preliminary development plan) | $ | 120,000 |
| | Acquisition Planning (preparation of acquisition strategy) | $ | 24,000 |
| | Engineering / Flood Control (conduct flood control studies and develop alternate flood control plan) | $ | 240,000 |
| | Development Planning (develop strategy for working with the railroad on abandoned properties and lines) | $ | 24,000 |
| | Acquisition (acquire priority properties) | $ | 1,200,000 |
| | Infrastructure Planning (prepare an infrastructure plan for design and installation of necessary Phase 1 infrastructure) | $ | 160,000 |
| | Infrastructure Implementation (design and prepare bid package for Phase 1 infrastructure) | $ | 60,000 |
| | Infrastructure Construction (bid and construction Phase 1 infrastructure) | $ | 1,564,750 |
| | Infrastructure Construction (retain Construction Manager to oversee infrastructure construction) | $ | 80,000 |
| | Developer Fee (10%) | $ | 347,275 |
| | Engineering / Planning / Acquisition and Disposition Fees | $ | - |
| | TOTAL Typ. Infr | $ | **3,820,025** |
| Sustainability Part 6 - Bonds / City Loans 2010-2011 | Second Street Parkway Improvements | | |
| | *2009 Match* | *$* | *1,000,000* |
| | *2010 Match* | *$* | *1,000,000* |
| | TOTAL Typ. Infr | $ | **2,000,000** |
| Sustainability Part 7 - Direct Draw Funds 2010-2011 / Bonds / City Loans 2010-2011 | Rellocation from Original Second Street Match | | |
| | Acquisition | | |
| | Infrastructure / Environmental / Demolition Activities | $ | 500,000 |
| | Historic Rehab Program Grant Funds | $ | 603,634 |
| | Historic Rehab Program Development Funds | $ | 150,000 |
| | Commercial Rehab Program Grant Funds | $ | 10,000 |
| | Commercial Rehab Program Development Funds | $ | 450,000 |
| | Uptown Rehab Program Legal Expenses | $ | 10,000 |
| | Uptown Rehab Program Construction Oversight | $ | 30,000 |
| | Developer Fee (10%) | $ | 10,000 |
| | Contingency | $ | 176,366 |
| | | $ | 60,000 |
| | TOTAL Typ. Infr | $ | **2,000,000** |
| Sustainability Part 8 - Direct Draw Funds 2011-2014 | Existing Structure Rehabilitation | | |
| | *Grant Funds - Single-Family (to match partner in-kind contributions)* | *$* | *400,000* |
| | *Grant / Loan Funds - Historic Properties* | *$* | *150,000* |
| | *Grant / Loan Funds - Commercial Properties* | *$* | *150,000* |
| | *Legal Planning - Single-Family (development of agreements and contracts)* | *$* | *12,000* |
| | *Legal Planning - Historic / Commercial (development of agreements and contracts)* | *$* | *10,000* |
| | *Program Development - Single-Family; Commercial; Historic (preparation of plan; coordination with partners)* | *$* | *60,000* |
| | *Neighborhood Coordination - All Categories (tenant relations, communications with current owners, non-profits etc.)* | *$* | *60,000* |
| | *Developer Fee - Single-Family (assumes 80 units @ $1,500 per unit)* | *$* | *120,000* |
| | *Developer Fee - Multi-Family, Commercial, Historic (10%)* | *$* | *44,200* |
| | TOTAL Typ. Infr | $ | **1,006,200** |
| Sustainability Part 9 - Direct Draw Funds 2011-2014 Bonds / City Loans 2011-2014 | Uptown West / Wolf River Acquisition & Redevelopment | | |
| | *Acquisition Activities* | *$* | *2,000,000* |
| | *Infrastructure Activities* | *$* | *1,000,000* |
| | *Environmental / Demolition Activities* | *$* | *625,000* |
| | *Disposition Activities including Success Fees* | *$* | *270,000* |
| | *Developer Fee (10%)* | *$* | *362,500* |
| | TOTAL Typ. Infr | $ | **4,257,500** |
| Sustainability Part 10 - Direct Draw Funds 2011-2014 Bonds / City Loans 2011-2014 | Area-Wide Acquisition | | |
| | *Acquisition Activities* | *$* | *1,800,000* |
| | *Disposition Activities including Success Fees* | *$* | *150,000* |
| | *Developer Fee (10%)* | *$* | *180,000* |
| | TOTAL Typ. Infr | $ | **2,130,000** |

## Phasing Complementary Initiatives

| | | | |
|---|---|---|---|
| Sustainability Part 11 - Direct Draw Funds 2011-2014<br>Bonds / City Loans 2011-2014 | Area-Wide Infrastructure<br>*Infrastructure Activities*<br>*Developer Fee (10%)* | | |
| | | *$* | *2,000,000* |
| | | *$* | *200,000* |
| | | **TOTAL Typ. Infr $** | **2,200,000** |
| Sustainability Part 12 - Direct Draw Funds 2011-2014<br>Bonds / City Loans 2011-2014 | Greenlaw Community Center<br>*Redevelopment and Rehabilitation Activities*<br>*Developer Fee (10%)* | | |
| | | *$* | *500,000* |
| | | *$* | *50,000* |
| | | **TOTAL Typ. Infr $** | **550,000** |
| Sustainability Part 13 - Direct Draw Funds 2011-2014<br>Bonds / City Loans 2011-2014 | Affordable Housing Development Incentive<br>*Incentives*<br>*Developer Fee (10%)* | | |
| | | *$* | *1,250,000* |
| | | *$* | *125,000* |
| | | **TOTAL Typ. Infr $** | **1,375,000** |
| Sustainability Part 14 - Direct Draw Funds 2011-2014<br>Bonds / City Loans 2011-2014 | North of Chelsea Redevelopment Area<br>*Redevelopment Activities*<br>*Disposition Activities including Success Fees*<br>*Developer Fee (10%)* | | |
| | | *$* | *900,000* |
| | | *$* | *12,000* |
| | | *$* | *90,000* |
| | | **TOTAL Typ. Infr $** | **1,002,000** |
| Sustainability Part 15 - Direct Draw Funds 2011-2014<br>Bonds / City Loans 2011-2014 | MLB-Held Lots Maintenance and Carry Costs (2011-2014)<br>*Lot Maintenance and Other Expenses*<br>*Disposition Activities including Success Fees*<br>*Developer Fee (10%)* | | |
| | | *$* | *150,000* |
| | | *$* | *200,000* |
| | | *$* | *23,000* |
| | | **TOTAL Typ. Infr $** | **373,000** |
| Sustainability Part 16 - Direct Draw Funds 2011-2014<br>Bonds / City Loans 2011-2014 | Property Management Fees (2011 - 2014)<br>*2011-2014* | | |
| | | *$* | *27,000* |
| | | **TOTAL Typ. Infr $** | **27,000** |

| | | |
|---|---|---|
| **TOTAL USES** | **$** | **33,596,518** |
| SOURCES | | |
| TIF | $ | 3,250,000 |
| TIF Sustainability 2007-2008 | $ | 5,705,768 |
| TIF Sustainability 2009 | $ | 7,720,050 |
| TIF Sustainability 2009-2010 | $ | 2,000,000 |
| TIF Sustainability 2011-2014 | $ | 14,920,700 |
| **TOTAL SOURCES** | **$** | **33,596,518** |

| | | |
|---|---|---|
| UPTOWN Infrastructure 2001-2011 TIF | $ | 12,200,000 |
| Lauderdale Courts (5yr@$1,520,000/yr) TIF | $ | 7,610,000 |
| UPTOWN Sustainability 2007-2008 TIF | $ | 5,705,768 |
| UPTOWN Sustainability 2009 TIF | $ | 7,720,050 |
| UPTOWN Sustainability 2009-2010 TIF | $ | 2,000,000 |
| UPTOWN Sustainability 2011-2014 TIF | $ | 14,920,700 |
| ***UPTOWN TIF Uses, 2001-2014*** | ***$*** | ***50,156,518*** |