

EXHIBIT A

AMENDMENT NO. 4 TO THE BELMONT/CENTRAL TAX INCREMENT FINANCING REDEVELOPMENT PLAN AND PROJECT

1. In Section VII entitled "Statutory Compliance And Implementation Strategy," subsection E entitled "Nature and Term of Obligation and Completion of the Redevelopment Plan," the second paragraph shall be deleted and replaced with the following:

"The redevelopment project shall be completed, and all obligations issued to finance redevelopment costs shall be retired, no later than December 31 of the year in which the payment to the City treasurer as provided in the Act is to be made with respect to ad valorem taxes levied in the thirty-fifth calendar year following the year in which the ordinance approving the Redevelopment Area is adopted (by December 31, 2036). Also the final maturity date of any such obligations which are issued may not be later than 20 years from their respective dates of issue. One or more series of obligations may be sold at one or more times in order to implement this Plan. Obligations may be issued on a parity or subordinated basis."

4. In Section VI entitled "Redevelopment Plan and Project," subsection C entitled "Redevelopment Projects," "Table Three. Estimated Redevelopment Project Costs" and its footnotes shall be deleted and replaced with the following:

Table Three.	
ESTIMATED REDEVELOPMENT PROJECT COSTS	
Program Action/Improvement	Budget
Analysis, Administration, Studies, Surveys, Legal, Marketing, etc.	\$3,000,000
Property Assembly including Acquisition, Site Preparation, Demolition, Environmental Remediation	\$22,000,000
Rehabilitation of Existing Buildings, Fixtures, and Leasehold Improvements and Rehabilitation Cost	\$26,000,000
Affordable Housing Construction	\$16,600,000
Public Works and Improvements, including streets and utilities, parks open space, public facilities (schools & other public facilities) (1)	\$51,906,572
Job Training, Retraining, Welfare to Work	\$3,700,000
Relocation Costs	\$750,000
Interest Subsidy (Developer Interest Costs)	\$8,200,000
Day Care	\$100,000
TOTAL REDEVELOPMENT COSTS (2)(3)(4)	\$132,256,572

1 This category may also include paying for or reimbursing (i) an elementary, secondary or unit school district's increased costs attributed to assisted housing units, and (ii) capital costs of taxing districts impacted by the redevelopment of the Project Area. As permitted by the Act, to the extent the City by written agreement accepts and approves the same the City may pay, or reimburse all, or a portion of a taxing district's capital costs resulting from a redevelopment project necessarily incurred or to be incurred within a taxing district in furtherance of the objectives of the Plan.

2 Total Redevelopment Project Costs represent an upper limit on expenditures that are to be funded using tax increment revenues and exclude any additional financing costs, including any interest expense, capitalized interest and costs associated with optional redemptions. These costs are subject to prevailing market conditions and are in addition to Total Redevelopment Project Costs. Within this limit, adjustments may be made in line items without amendment to this Plan, to the extent permitted by the Act.

3 The amount of the Total Redevelopment Project Costs that can be incurred in the Project Area will be reduced by the amount of redevelopment project costs incurred in contiguous redevelopment project areas, or those separated from the Project Area only by a public right-of-way, that are permitted under the Act to be paid, and are paid, from incremental property taxes generated in the Project Area, but will not be reduced by the amount of redevelopment project costs incurred in the Project Area which are paid from incremental

property taxes generated in contiguous redevelopment project areas or those separated from the Project Area only by a public right-of-way.

4 All costs here are stated in 2024 dollars. The costs that were stated in the original Estimated Redevelopment Project Costs table may be increased by five percent (5%) after adjusting for inflation reflected in the Consumer Price Index (CPI) for All Urban Consumers for All Items for the Chicago-Gary- Kenosha, IL-IN-WI CMSA, published by the U.S. Department of Labor. Additional funding from other sources such as federal, state, county, or local grant funds may be utilized to supplement the City's ability to finance Redevelopment Project Costs identified above.