

EXHIBIT F REVISED

PROJECT BUDGET

Category	Amount
Land Acquisition	\$942,000
Demolition	\$43,867
Site Preparation	
Utilities	\$159,233
Excavation/Hauling/Clearing/Grading	\$546,913
Environmental Remediation	\$2,884,100
Site Preparation Total	\$3,590,246
Public Improvements	
Sidewalks/Roads/Curbs & Gutters*	\$412,158
Recreational	\$160,000
Street Lighting	\$91,552
Water Main & Sanitary Sewer	\$409,874
Storm Sewer	\$580,282
Public Improvements Total	\$1,653,866
Site and Construction	
Architect/Engineer	\$218,559
Soil Testing	\$2,247
Other	\$459,125
Site and Construction Total	\$679,931
Sales Costs	
Market Study	\$11,417
TIF Study and Related	\$349,471
Other	\$585,859
Sales Costs Total	\$946,747
General and Administrative	
Insurance	\$799,252
Title/Recording/Transfer	\$104,784
Real Estate Taxes	\$779,130
Other	\$420,841
General and Administrative Total	\$2,104,007
General Conditions	\$150,545
Payroll and Related	\$990,429
Construction Interest	\$1,617,222
Unit Construction Hard Costs	\$13,469,289
Total Project Cost	\$26,188,149