

**EXHIBIT E**

**Project Cost Breakdown**

**[attached]**

**Attachment 1 (page 1 of 2)**

**DTC Build Out Estimates**

**Landlord Responsibilities**

1.8.16

**Work**

**Primarily General Contractor:**

Work	Contractor	Cost	Typical Tenant Responsibility	Proposed Conventional Financing	Proposed City Financing	Proposed City TIF Grant
Demo interior walls, basement stairway, flooring	A1	\$ 17,194	\$ 17,194	\$ 17,194		
Widen basement entry	A1	\$ 1,000	\$ 1,000	\$ 1,000		
Main Street entry overhang repair	A1	\$ 3,500		\$ 3,500		
Remove overhang decorative elements	LaX Sign	\$ 800		\$ 800		
First floor demising wall and new 4th Street entry	A1	\$ 4,950		\$ 4,950		
Entry structural allowance		\$ 4,000		\$ 4,000		
Demising wall doors and window	A1	\$ 1,800		\$ 1,800		
Under mezz walls		\$ 800		\$ 800		
Stairway infill	A1	\$ 1,000	\$ 1,000	\$ 1,000		
Removed stairway structural allowance		\$ 4,000	\$ 4,000	\$ 4,000		
Subfloor repair	A1	\$ 685	\$ 685	\$ 685		
New egress stairway, basement to first floor	A1	\$ 4,610	\$ 4,610		\$ 4,610	
New stairway structural allowance		\$ 6,000	\$ 6,000		\$ 6,000	
Steel railings allowance		\$ 1,800	\$ 1,800		\$ 1,800	
Relocate AC equip for new stairway	Prime Source	\$ 6,000	\$ 6,000		\$ 6,000	
First floor and stairway drywall	A1	\$ 11,808	\$ 3,000	\$ 11,808		
New tile flooring, common area	A1	\$ 9,800		\$ 9,800		
Baseboard fab and install, common area	A1	\$ 1,350		\$ 1,350		
Basement demising wall	A1	\$ 2,275		\$ 2,275		
Demising double doors	A1	\$ 5,100		\$ 5,100		
Basement drywall	A1	\$ 3,200		\$ 3,200		
		\$ 91,672	\$ 45,289	\$ 73,262	\$ 6,000	\$ 12,410

**Attachment 1 (page 2 of 2)**

1.8.16

**Work**

**Primarily Sub-Contractors**

Contractor	Cost	Typical Tenant Responsibility	Proposed Conventional Financing	Proposed City Financing	Proposed City TIF Grant
IRA	\$ 5,000		\$ 5,000		
LaX Glass	\$ 8,220		\$ 8,220		
LaX Glass	\$ 17,800				\$ 17,800
LaX Sign	\$ 1,000				\$ 1,000
AW	\$ 67,600	\$ 67,600			\$ 67,600
Schneider	\$ 70,000	\$ 70,000	\$ 2,000	\$ 68,000	
Schneider	\$ 20,000			\$ 20,000	
LaX Sign	\$ 1,500		\$ 1,500		
PT	\$ 10,000	\$ 10,000	\$ 10,000		
PT	\$ 5,000		\$ 5,000		
	\$ 10,000		\$ 10,000		
Ahem	\$ 2,000		\$ 2,000		
Ahem	\$ 11,000		\$ 11,000		
Prime Source	\$ 800		\$ 800		
River	\$ 10,000		\$ 10,000		
City	\$ 5,000		\$ 5,000		
City	\$ 10,000		\$ 10,000		
	\$ 254,920	\$ 147,600	\$ 80,520	\$ 88,000	\$ 86,400
<b>Total</b>	<b>\$ 346,592</b>	<b>\$ 192,889</b>	<b>\$ 153,782</b>	<b>\$ 94,000</b>	<b>\$ 98,810</b>

total conv + city + tif

\$ 346,592