

Exhibit A

Financial Incentive Pre-Application Worksheet

DATE: 12/6/16 APPLICANT: SFD03, LLC
ADDRESS: 508 SE DOUGLAS ST, LS, MO 64063
PHONE #: 816-585-7027 EMAIL: BRAO@COMMUNITYBUYINGGROUP.COM
CONTACT PERSON: BEN RAO

DEVELOPMENT CENTER
PROJECT NAME: COWORK Lee's Summit

PROJECT TYPE:

Check all that apply and fill in the SIC/NAICS code, if known.

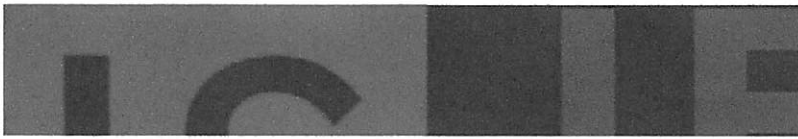
- Industrial, Manufacturing, Technology
Retail/Restaurant/Hotel
Office
Residential
Downtown
Other

PROPERTY FOR WHICH INCENTIVES ARE BEING SOUGHT

Attach map and legal description of property.

ADDRESS: 210 SW MARKET + 210 SW Jefferson St, LS, MO 64063
CURRENT PROPERTY OWNER: USPS

WILL APPLICANT BE PURCHASING THE PROPERTY: YES NO
TOTAL ACRES: 1.25 Building Sq. Ft. 12,100



INVESTMENT

Total new investment: \$ 950,000 + 725,000 = 1,675,000

Acquisition of land/existing buildings: \$ 725,000

Annual lease of land/existing buildings: \$ _____

Preparation of plans, studies, surveys: \$ 40,000

Site preparation costs: \$ _____

Building improvements: \$ 635,000

Site improvements: \$ 200,000

Utilities/Infrastructure Costs: (streets, sewer, etc.): \$ 75,000

TIMELINE

Calendar year in which applicant plans to begin construction: 2017

Approximate opening date: JULY 2017

WAGE & BENEFITS

	Job Category (executive, professional, clerical, general labor, etc.)	# new full-time employees	# new part-time employees	Average hourly wage/employee
Year 1	MANAGER	1	1	20.00
	CLERICAL		1	15.00
Year 2	EXECUTIVE	1		40.00

% of health care premium paid for by the employer: 0

TYPE OF FINANCIAL INCENTIVE DESIRED

TAX ABATEMENT

- Tax Increment Financing
- Chapter 100 Industrial Revenue Bonds
- Chapter 353 Tax Abatement
- Land Clearance for Redevelopment Authority

Special Assessment, Property Tax, Sales Tax

- Neighborhood Improvement District
- Community Improvement District
- Transportation Development District

Local Incentive Tools

- Sales Tax Sharing Agreements
- Cost-Share Development Agreements