



Exhibit A
Financial Incentive Pre-Application Worksheet

DATE: November 26, 2018 APPLICANT: DTLS APARTMENTS, LLC

ADDRESS: 8335 Keystone Crossing, Suite 200, Indianapolis, IN 46240

PHONE #: 317-574-1600 EMAIL: jthomas@cityscaperesidential.com

CONTACT PERSON: Curtis Petersen, attorney for applicant. 913-234-7458. cpetersen@polsinelli.com

DEVELOPMENT CENTER

PROJECT NAME: 2nd and Douglas

PROJECT TYPE:

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

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

PROPERTY FOR WHICH INCENTIVES ARE BEING SOUGHT

Attach map and legal description of property.

ADDRESS: NWC of 2nd and Douglas

CURRENT PROPERTY OWNER: The United Methodist Church of Lee's Summit

WILL APPLICANT BE PURCHASING THE PROPERTY: X YES NO

TOTAL ACRES: Approximately 4.10 Building Sq. Ft. to be redeveloped



INVESTMENT

Total new investment: \$ Approximately \$53.1mm

Acquisition of land/existing buildings: \$2.8mm
 Site costs: \$1.5mm
 Building improvements: \$32.55mm
 Structured Parking: \$8.3mm
 Soft/Other: \$8mm

TIMELINE

Calendar year in which applicant plans to begin construction: 2019
 Approximate opening date: 2022

WAGE & BENEFITS

	Job Category (executive, professional, clerical, general labor, etc.)	# new full-time employees	# new part-time employees	Average hourly wage/employee
Year 1	Leasing, property management, management	6.5		\$45,000
Year 2	Same			

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

TYPE OF FINANCIAL INCENTIVE DESIRED

TAX REDIRECTION OR ABATEMENT

- Tax Increment Financing
- Chapter 100 Industrial Revenue Bonds (**SALES TAX EXEMPTION ONLY**)
- Chapter 353 Tax Abatement
- Chapter 99 Land Clearance for Redevelopment Authority (LCRA)

Special Assessment, Property Tax, Sales Tax

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

Local Incentive Tools

- Sales Tax Reimbursement Agreements
- Cost-Share Development Agreements