

The costs identified in this Project Plan are preliminary estimates made prior to completion of final project element design and bidding. The City reserves the right to reallocate funds among the various project element categories, or fund any additional project elements directly or indirectly related to the project elements listed, so long as the District costs, excluding the costs of financing, do not exceed approximately \$2,590,000. The actual TIF-eligible project costs may vary or other TIF-eligible projects may be substituted for the project costs listed in this plan without a plan amendment so long as the District costs, excluding the costs of financing, do not exceed approximately \$2,590,000. The City further reserves the right to omit certain project elements if development within TID #4 does not occur at the pace or in the manner anticipated in this Project Plan. In addition, the expenditure period may be extended as permitted by Wisconsin Statutes without a plan amendment.

#### Costs Located Outside the Project Area

The City shall be constructing selected public improvements outside of T.I.D #4, primarily related to extension of sewer and water facilities that will benefit projects located in TID #4 as well as adjacent lands. The portion of costs for such improvements that benefit T.I.D. #4 shall not be assessed to the adjacent land owners. See Table 2 for costs located outside the project area.

#### Costs Financed by Private Sector or Other Sources

Certain site improvement costs are anticipated for building sites located within the project area that the Project Plan presently anticipates will be financed by the industrial developer. Table 3 outlines site improvement costs that are anticipated to be financed by the developer or other sources.