



OKLAHOMA CITY

URBAN

RENEWAL

AUTHORITY

FIFTY-FIFTH ANNUAL REPORT

FY 2015-2016

OKLAHOMA CITY URBAN RENEWAL AUTHORITY
FIFTY-FIFTH ANNUAL REPORT
For the year ending June 30, 2016

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Central Business District

The Civic (Civic Centre Flats)

Location	Northeastern corner of Couch Drive and Lee Avenue
Developer	Colony Partners, Inc.
Project Cost	\$7.3 million
Public Funding	\$350,000 TIF
Jobs Created	Construction jobs
Uses	For-sale Attached Residential
Commenced	August 2015
Completed	Anticipated October 2016
Info	For-sale project that will include 34 residential units (20 one-bedroom units, 8 two-bedroom units, and 6 two-bedroom/2-story units). 19 units sold; 3 units in negotiations.



Civic Centre Flats Location Before



Civic Centre Flats Under Construction

RFP for Land at NW 4th and North E.K. Gaylord Blvd.

Location	At the southeast corner of NW 4 th and North E.K. Gaylord
Developer	n/a; received one proposal response from LandRun Commercial and PrecorRuffin Properties
Project Cost	Under development
Public Funding	No award at this time
Jobs Created	TBD
Uses	Proposed residential, commercial/retail
Commenced	May 9, 2016- Request for Proposals released July 8, 2016- One proposal response received
Completed	n/a
Info	The Authority issued an RFP for development proposals for a parcel of land at NW 4 th and Gaylord Blvd. One proposal was submitted to OCURA by LandRun Commercial and PrecorRuffin Properties, the owners of the land adjacent to OCURA's parcel. The proposal consists of a 17-story residential tower, a 1 to 2 story commercial/retail building, and a 712 space parking garage. The proposal is currently being reviewed.

Oklahoma City Municipal Court

Location	701 Couch Drive, northwest corner of Couch and Lee Ave
Developer	The City of Oklahoma City
Project Cost	\$20 million
Public Funding	yes
Jobs Created	Current Court's Employee Relocation
Uses	Public
Commenced	July 2015
Completed	Anticipated March 2017
Info	A previous surface parking lot is being redeveloped into a new 70,602 sf, 3 level building for municipal court operations for the City of Oklahoma City.



New Municipal Court Site Before



Municipal Court Building Under Construction

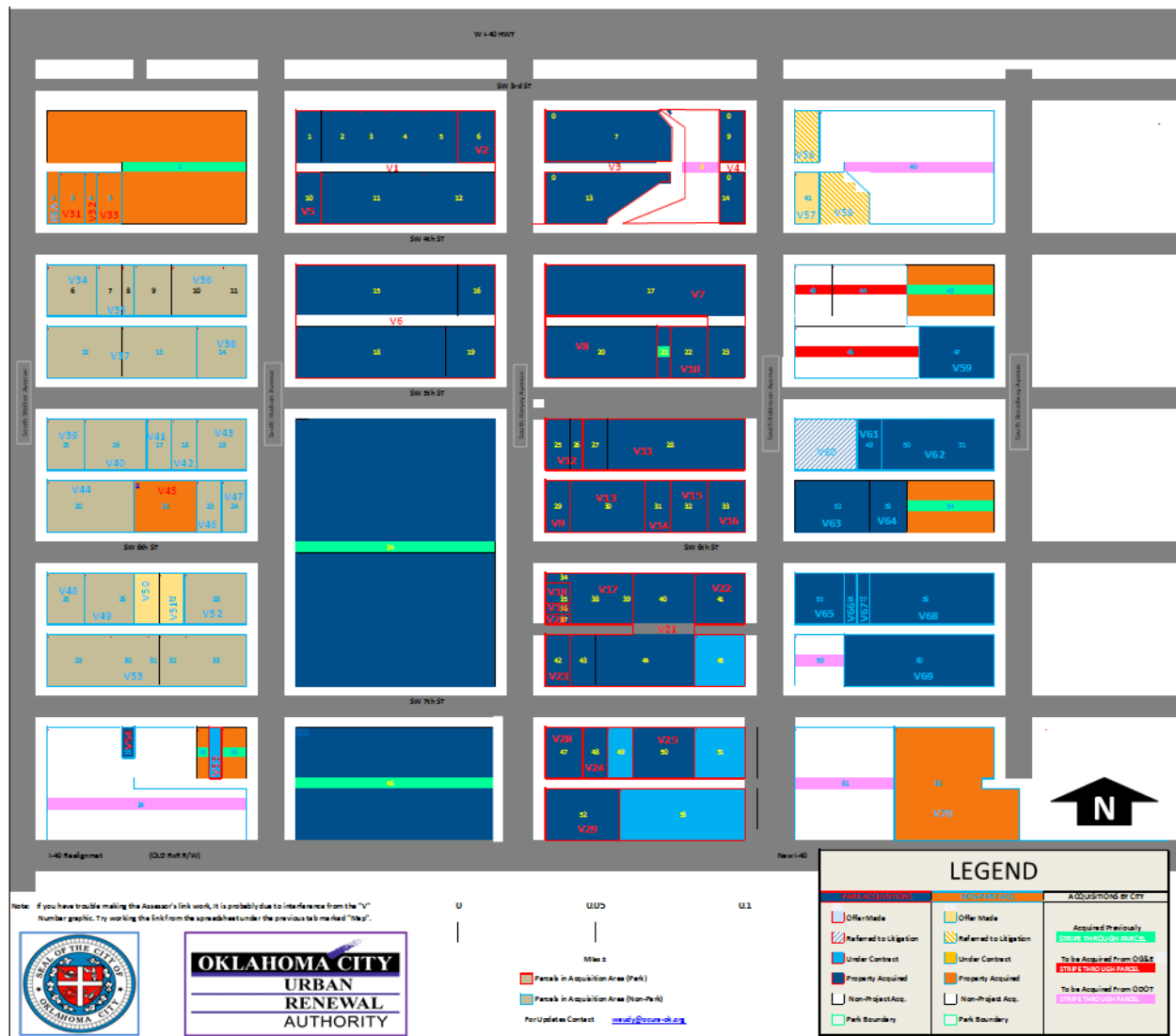
Core-to-Shore Project Area

North Park Acquisition

Location	Old I-40 Highway, New I-40 Highway, S Robinson Ave, & S Hudson Ave
Budget	\$18,432,000 (Land Acquisition & Site Prep)
Uses	For development of the upper central park (40 acres)
Commenced	August 2010
Completed	Acquisition Complete. Construction to begin winter 2015
Info	All land parcels have been acquired, under contract, or referred for litigation for the upper park; Environmental assessment and utility investigations are complete. Utility relocations are underway.

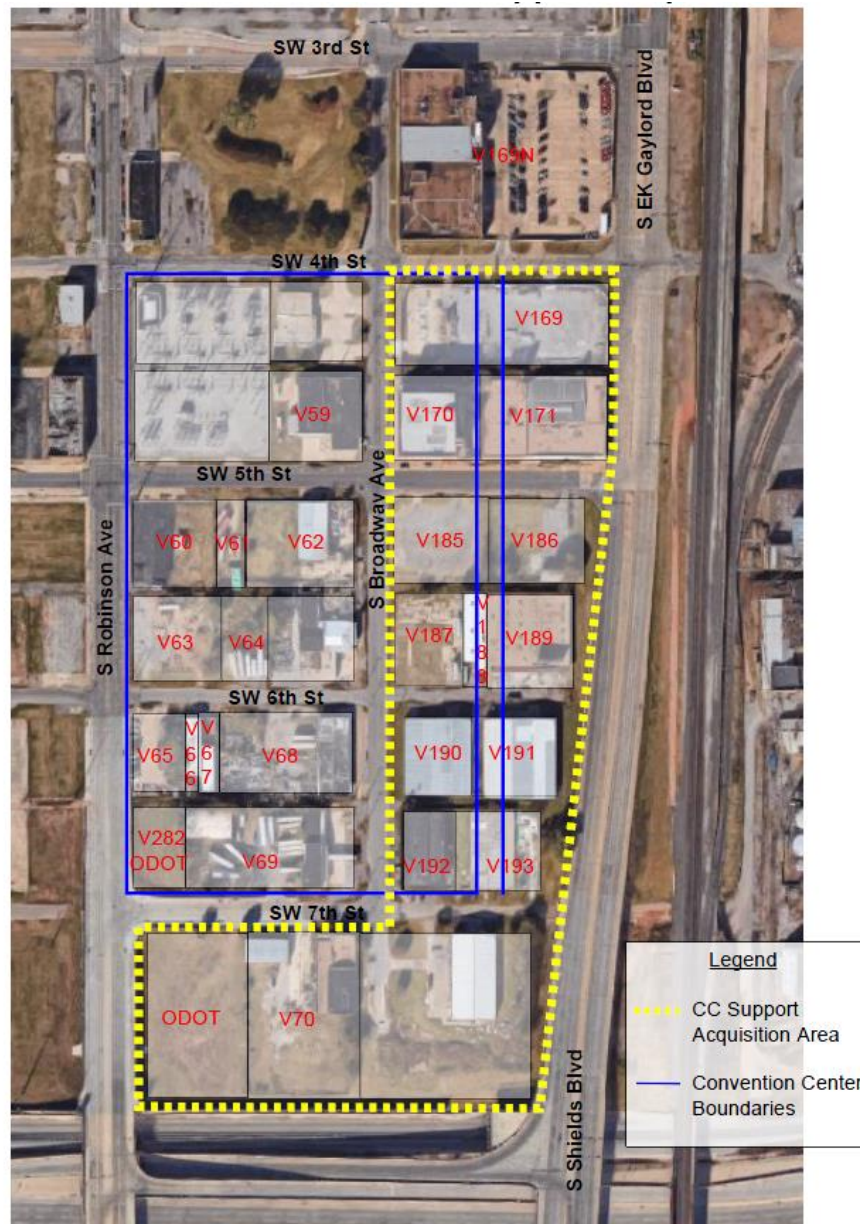
Buffer Acquisition

Location	East (S Robinson to S Broadway) and West (S Hudson to S Walker) Side of the North Park
Acquisition Budget	\$2.2 million
Uses	For development of key catalyst sites along park buffer to spur private investment
Commenced	August 2012
Completed	Ongoing
Info	Owned/Acquired – Buffer Parcels 1, 3, 4, 5, 22, 27, 36, 38, 45, and 54 (See map below).



Convention Center Support Acquisition

Location	To the east and south of the Convention Center site.
Acquisition Budget	\$4.5 million
Uses	To promote and support the MAPS 3 Convention Center
Commenced	April 5, 2016
Completed	On going
Info	OCURA received \$4.5 million from TIF 2 for acquisition of parcels in the area mapped below, to support the MAPS 3 Convention Center



Convention Center Support Acquisition Site

South Park Acquisition

Location	New I-40 Highway, SW 15 th Street, S Robinson Ave, & S Harvey Ave (or S Walker Ave at the north section of the lower park)
Budget	\$13,470,000 (Land Acquisition & Site Prep)
Uses	For development of the lower central park (30 acres)
Commenced	April 2013
Completed	Appraisals and offers underway; ongoing
Info	Offers made on all but 3 parcels (see map below)

Convention Center Site

Location	Robinson Ave between SW 4 th and SW 7 th
Project Budget	\$287 million
Uses	To be used as a new convention center for Oklahoma City
Commenced	Anticipated commencement in 2017
Completed	Anticipated completion in 2019
Info	Acquisition of the property for the new MAPS 3 convention center. Acquisition is substantially complete.

Convention Center Hotel Site

Location	Robinson Ave to Broadway between SW 3 rd and SW 4 th
Project Budget	n/a
Uses	To be used as a new convention center hotel site for Oklahoma City
Commenced	Anticipated commencement in 2017
Completed	Anticipated completion in 2019
Info	OCURA is managing the process of selecting a developer for a 600 room hotel and helping to acquire the property.

Harrison Walnut Project Area

Flatiron Triangle Building - PLICO

Location	126 Harrison Ave – Harrison Ave and NE 5 th Street
Developer	Ainsworth Triangle, LLC
Project Cost	\$3.5 million
Public Funding	n/a
Jobs Created	n/a
Uses	Office
Commenced	August 2014
Completed	September 2015
Info	Redeveloped a 1924 vacant building (12,512 sf) with the addition of a new third-story (4,206 sf) into the new PLICO Headquarters



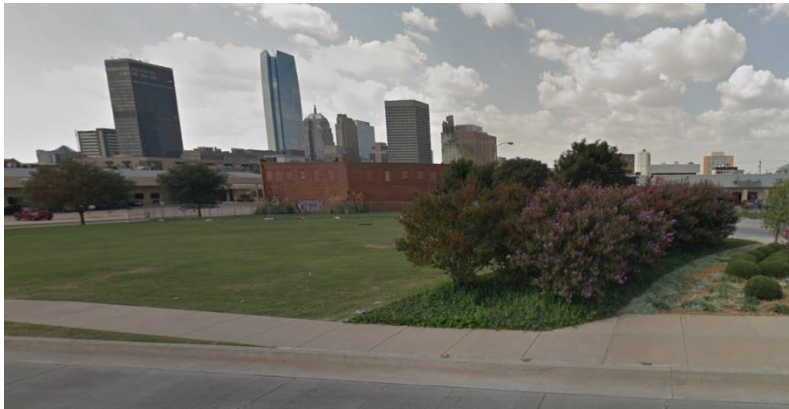
Flatiron Triangle Building Before



Flatiron Triangle Building Complete

Flatiron Phase II

Location	Harrison Ave & N Walnut Ave
Developer	Ainsworth Company
Project Cost	Final design and costs still ongoing
Public Funding	n/a
Jobs Created	n/a
Uses	Class A Office Space
Commenced	Still early in the design stage; trying to coordinate with ODOT to acquire excess right of way
Completed	n/a
Info	Anticipated 5 story, 65,000 sf of Class A office space, 3 levels of parking



Flatiron Phase II Site Before



Flatiron Phase II as Proposed

General Electric Global Research Oil and Gas Technology Center

Location	NE 10 th and Walnut
Developer	General Electric Company
Project Cost	\$53 million
Public Funding	TIF, EDA Grant
Jobs Created	130
Uses	Office, research and development
Commenced	April 2014
Completed	October 2016
Info	95,000 sf office, research and development center with structured parking.



Under Construction



GE Research Center Nearing Completion

The Hill at Bricktown

Location	220 Russell M. Perry Ave
Developer	The Hill at Bricktown, LLC
Project Cost	\$32 million to date
Public Funding	\$2 million TIF
Jobs Created	n/a
Uses	For-sale townhomes
Commenced	2009
Completed	Projected 2018
Info	64 townhomes complete (Buildings 1, 2A, 2B, 3, 4, and 8); 19 townhomes under construction (Buildings 5,6,7 & the town hall) and phases 10-18 planned.



The Hill at Bricktown Site Location Before



The Hill After (Phase 1)

Page Woodson Property

Location	Generally bounded by NE 7th Street, N Kelley Avenue, NE 4th Street, and N. Stonewall Avenue
Developer	New Page, LLC
Project Cost	\$25 million
Public Funding	\$9,150,000 TIF
Jobs Created	n/a
Uses	Residential and/or mixed-use redevelopment
Commenced	November 11, 2014 – New Page, LLC was designated Conditional Redeveloper Construction has commenced on: Building A (Historic Page Woodson School)- 68 units of affordable housing Building B (New Construction)- 68 units of affordable housing
Completed Info	n/a Redevelopment of a significant block of land adjacent to historic Page Woodson School. Phases 2-5 are planned on adjacent Authority property.



Site Under Construction



Site Rendering

Reaffirmation of Blight Status for CDBG

Boundaries	Harrison Walnut Project Area
Goal	Analysis to reaffirm the slum and blight status for Community Development Block Grant activities within the Urban Renewal Area
Last Assessed and Updated	November 2015
Info	The study that was conducted reaffirms that slum and blight are present in this area.

University Medical Center (R-20) Project Area

Innovation District

Location	University Medical Center Urban Renewal Area/Oklahoma Health Center, exact boundaries are not yet defined
Uses	Mixed-use innovation district
Commenced	Studies and planning by the Brookings Institute commenced; draft report anticipated August 2016
Completed	n/a
Info	Efforts are underway to study how the Oklahoma Health Center campus and surrounding area can be transformed into an “innovation district” which would include retail, residential and non-medical businesses and would focus on making the district more accessible by bike and foot. "Innovation districts" are economic development tools that utilize partnerships with higher education institutions, businesses, and government to fuel job growth and redevelopment in targeted locations.

Sports-Entertaining-Parking Area Project Area

The Steel Yard

Location	Lincoln and Sheridan
Developer	Bricktown Apt., L.L.C.
Project Cost	\$75 million (\$39 million for Phase I)
Public Funding	\$1.5 million Brownfields Grant, HUD NSP Grant, TIF
Jobs Created	30
Uses	250 unit apartment including 39 units of workforce housing; retail, parking structure
Commenced	March 2013 – Environmental Remediation August 2014 – Utility Relocation May 2015 – Construction Start
Completed	Anticipated end of 2017
Info	17,300 sf of retail in Phase I. Phase II will include 146 apartment units with 7,700 sf of retail.



The Steel Yard Site Location Before



Proposed Phase I of the Steel Yard Apartments

East Bricktown Hotels – AC Hotel by Marriott and Hyatt Place

Location	Lincoln and Sheridan
Developer	Supreme Bright Bricktown II, L.L.C.
Project Cost	\$50 million
Public Funding	\$1.5 million Brownfields Grant, HUD NSP Grant, TIF
Jobs Created	30
Uses	AC by Marriott and Hyatt Place
Commenced	Summer 2016
Completed	Anticipated June 2018
Info	Hyatt Place to feature 135 hotel rooms; AC by Marriott to feature 138 hotel rooms



AC and Hyatt Place Hotel Sites

Staybridge Suites

Location	Lincoln and Reno
Developer	Shri Krishnapriya Hospitality, LLC
Project Cost	\$6 million
Public Funding	n/a
Jobs Created	40
Uses	Hotel
Commenced	June 2016
Completed	Anticipated December 2017
Info	138 rooms, 5 stories



Staybridge Suites Site Location Before



Staybridge Suites as Proposed

Reaffirmation of Blight Status for the Sports-Entertaining-Parking Area

Boundaries	The Sports-Entertaining-Parking Area
Goal	Analysis to reaffirm the slum and blight status for Community Development Block Grant activities within the Urban Renewal Area
Last Assessed and Updated	March 2016
Info	Insufficient evidence to reaffirm the slum and blight status of the Sports-Entertaining-Parking area.

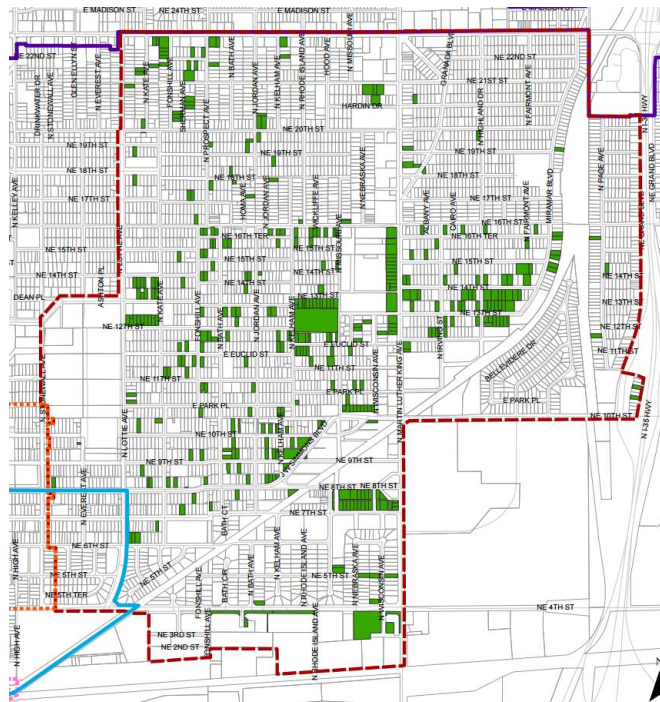
John F. Kennedy Project Area

RFP for Prospective Homeowners

Location	JFK Urban Renewal Area
Date Authorized	June 2015
Deadline	Open ended until further notice
Information	The Authority invites the submission of written proposals from prospective homeowners wishing to purchase an Authority owned lot for the construction of their home.
Goal	The Authority owns many vacant, scattered residential lots and is seeking to reestablish owner occupancy in the neighborhood with well designed, infill homes.

RFP for Builders and Real Estate Developers

Location	JFK Urban Renewal Area
Date Authorized	June 2015
Deadline	Open ended until further notice
Information	The Authority invites the submission of written proposals from qualified residential developers for the purchase and construction of single family, owner occupied homes on Authority owned lots.
Goal	The Authority owns many vacant, scattered residential lots and is seeking to reestablish owner occupancy in the neighborhood with well designed, infill homes.



Property Inventory for JFK Single Family RFPs

NE 23rd Street and Fonshill Ave

Location	23 rd Street and Fonshill Ave
Developer	n/a; received one proposal response from Mu'Min Development, LLC
Project Cost	Under development
Public Funding	No award at this time
Jobs Created	TBD
Uses	Proposed commercial and residential
Commenced	June 23, 2014 – Request for Proposals released August 22, 2014 – One proposal response received
Completed	n/a
Info	The Authority issued an RFP for redevelopment proposals for mixed-use, commercial, or residential redevelopment that will contribute to continued efforts to revitalize Northeast Oklahoma City. One proposal was received from Mu'Min Development, discussions and negotiations are ongoing.



Property Issued in the RFP



Proposal Response

Dr. Barnes OHFA (Oklahoma Housing Finance Agency) Award

Location	Kate Ave and NE 11 th Street
Developer	RJCB and OSAF Collaborative Foundations Affordable Housing Projects
Project Cost	n/a
Public Funding	OHFA Awards – revolving acquisition-rehabilitation/construction loan - \$300,000
Jobs Created	n/a
Uses	Affordable Single Family Homes
Commenced	1 st home is under construction
Completed	December 2016 for the first two homes April 2017 for the third home
Info	For the construction of 3 single-family houses on scattered lots in the JFK Urban Renewal Project Area. The sale of the homes will be restricted to low-and-moderate-income buyers who meet eligibility criteria set by OHFA.



Lots Authorized to Dr. Barnes for Residential Development



Construction Underway on Home

Mu'Min OHFA (Oklahoma Housing Finance Agency) Award

Location	Fonshill Ave and NE 21 st Street
Developer	Mu'Min Development, LLC
Project Cost	n/a
Public Funding	OHFA Awards – revolving acquisition-rehabilitation/construction loan - \$250,000
Jobs Created	n/a
Uses	Affordable Single Family Homes
Commenced	July 2015
Completed	Home 1- Anticipated Summer 2016 Home 2- Anticipated December 2016
Info	Construction of 2 single-family houses on scattered lots in the JFK Urban Renewal Project Area. The sale of the homes will be restricted to low-and-moderate-income buyers who meet eligibility criteria set by OHFA.



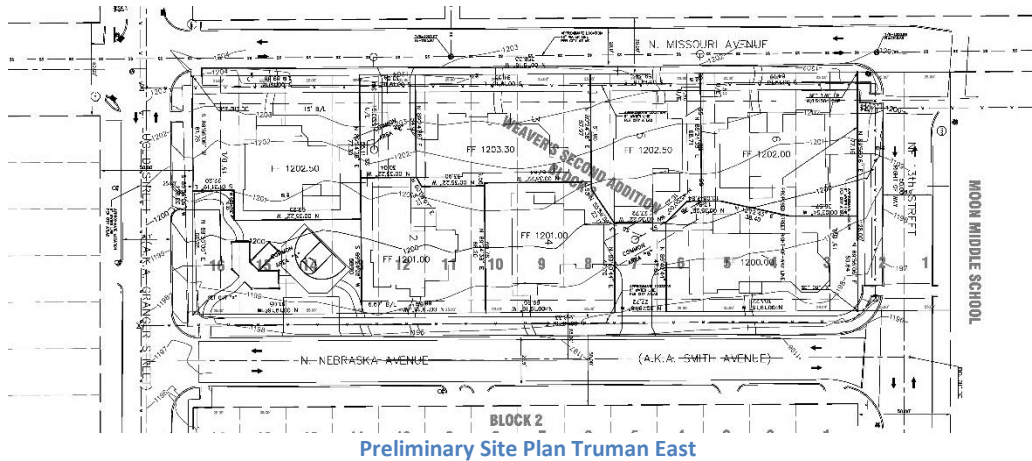
Lots Authorized to Mu'min for Residential Development



Mu'min Residential Development Nearing Completion

Ron Walters Homes, LLC (SNI) Truman East Addition (Affordable & Market Rate Housing)

Location	NE Euclid Between Nebraska & Missouri
Developer	Ron Walters
Project Cost	\$796,000
Public Funding	Market Rate and Affordable(43% of project is Low-to-Moderate Income)
Jobs Created	n/a (Construction Jobs Only)
Uses	Residential housing, Seven (7) Single-Family Homes (2 in Current Phase)
Commenced	2013
Completed	FY 2013-15 – (3) Single-Family Affordable Homes, (2) Market Rate (Phase 1) FY 2015-16 - (2) Single-Family Market-rate Homes (Phase 2)
Info	Entire Project includes 7 for-sale residential units, 3 affordable plus 4 market rate. 1300 N. Missouri – \$120,000 (Home Funds) Sold; 1316 N. Missouri – \$148,000 (Market Rate); Complete; available 1320 N. Missouri - \$137,900 (Market Rate) Sold; 1324 N. Missouri – \$158,000 (Market Rate) Sold; 1309 N. Nebraska - \$ 120,000 (Home Funds) Sold; 1317 N. Nebraska – \$113,000 (Home Funds) Sold; 1321 N. Nebraska - \$148,000 (Market Rate); Complete; available



Truman East Home for Sale



Truman East Home for Sale

Ron Walters Construction Services, Inc. – Fair Havens Addition

Location	Fair Havens Addition (A replat of Block 25 John F. Kennedy Addition)
Developer	Ron Walters Construction Services, Inc.
Project Cost	\$630,000
Public Funding	n/a
Jobs Created	n/a (Construction Jobs Only)
Uses	Residential Housing
Commenced	2009
Completed	Anticipated September 2018 for the last lot
Info	Fair Havens is a mix of 24 living units (all market rate). 10 duplex units (5 buildings total), 1 triplex unit and 11 single family homes. All are complete except 1 single-family home lot. The single family homes have sold from \$122,000 - \$180,000.



1709 NE 6th (Fair Havens Addition) Completed & Sold



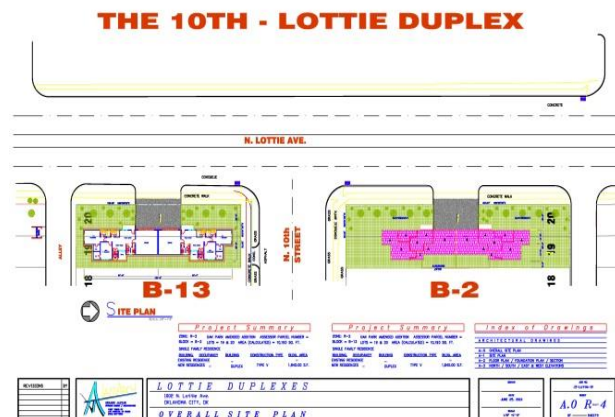
Completed Homes (Fair Havens Addition)

JazKo, LLC – Duplexes (Contemporary Infill Student Housing)

Location	Various Lots West of Lottie Between NE 9 th & NE 14 th
Developer	JazKo, LLC (Gerard Jazzar, Johnny Jazzar, Rudy Khouri)
Project Cost	Current Phase \$260,000 (Under Construction/Follow-On Phases est. \$1-2 Million)
Public Funding	n/a (Market Rate Student Housing)
Jobs Created	n/a (Construction Jobs Only)
Uses	Residential Housing Duplex (Student Housing Rental Property OUHSC)
Commenced	Phase I- FY 2013-14 – (2) Two-Family Houses Phase II- Projected to commence July 31, 2016
Completed	Phase II of Project Delayed, Redevelopment Agreement Extended: Phase I Completed August 31, 2015 Phase II Anticipated July 2017
Info	Two (2-bedroom) Duplexes identified as rental for student housing



Typical Elevation



Typical Floor/Site Plan



NE Corner of 10th & Lottie (Foundation & Plumbing Installed)



SE Corner of 10th & Lottie

Mitchford SNI – Single-Family Infill Housing in Partnership with the City of Oklahoma City

Location	E. Euclid between Kelham & Missouri (Block 1, Edgemont Addition)
Developer	Mitchford LLC (Kelvin Mitchell, David Lloyd, Ruth and Joe Barnes)
Project Cost	Current Phase (FY 2012-13) \$515,000 Plus \$200,000 in Infrastructure
Public Funding	Home Funds (Approx. 70% of Housing Cost) CBDG (10% of Total Costs)
Jobs Created	n/a (Construction Jobs Only)
Uses	Residential Housing (Single-Family). 6 single-family homes. 3 affordable and 3 market rates.
Commenced	Existing Phased RDA Phase 1 Commenced in FY 2012-13
Completed	Anticipated December 2016
Info	1721 NE Euclid – sold \$155,000, market rate 1725 NE Euclid – under construction, affordable 1729 NE Euclid – complete, affordable 1733 NE Euclid – sold \$119,700, affordable 1737 NE Euclid – under construction, market rate 1741 NE Euclid – sold \$140,400, market rate



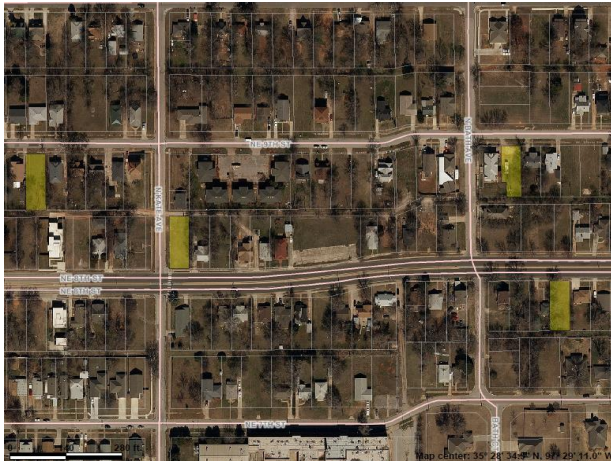
1745/1733/1729 NE Euclid (Complete)



1745 NE Euclid (Sold)

Dodson Custom Homes- Four Lots

Location	1) Near the corner of NE 8 th Street and N Kate Ave. 2) Near the corner of NE 9 th Street and N Kate Ave. 3) Near the corner of NE 8 th Street and N Bath Ave. 4) Near the corner of NE 9 th Street and N Bath Ave.
Developer	Dodson Custom Homes 1, L.L.C.
Project Cost	\$700,000+
Public Funding	n/a
Jobs Created	n/a (Construction Jobs Only)
Uses	4 Individual Single-Family Homes
Commenced	Anticipated commencement August 2016
Completed	Anticipated completion March 2017
Info	(3) two story contemporary homes (pictured below) and (1) craftsman cottage home.



Location of Dodson Custom Homes Lots



Rendering of Contemporary Style Home

Neighborhood Housing Services of Oklahoma City Inc.

Location	Multiple locations (see map below)
Developer	Neighborhood Housing Services of Oklahoma City, Inc.
Project Cost	Under Development
Public Funding	n/a
Jobs Created	n/a (Construction Jobs Only)
Uses	5 Individual Single-Family Homes
Commenced	Anticipated commencement dates: Project 1- July 2016 Project 2- January 2017 Project 3- January 2017 Project 4- June 2017 Project 5- June 2017
Completed	Anticipated completion dates: Project 1- December 2016 Project 2- June 2017 Project 3- June 2017

Info

Project 4- November 2017

Project 5- November 2017

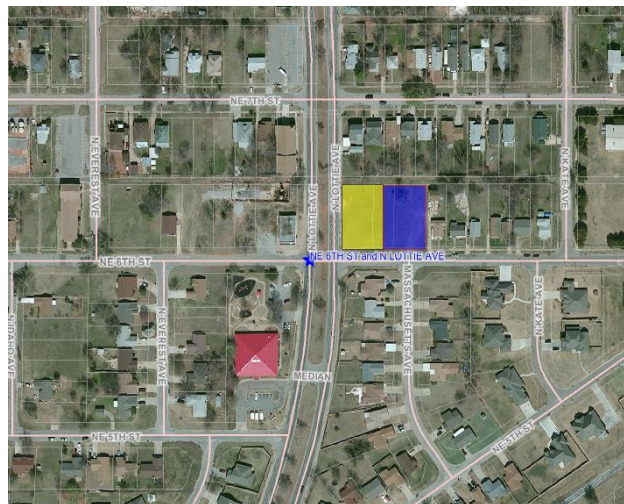
We will be closing on the first project the week of July 25, 2016 and construction will begin immediately after. The other projects will be built in phases.



Location of NHS Lots

Short & Emery Duplexes

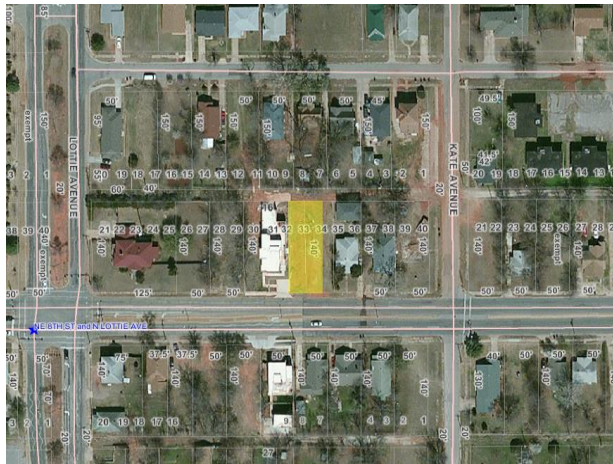
Location	At the corner of NE 6 th Street and Lottie Avenue
Developer	Monique Short and Erica Emery, individuals
Project Cost	Under development
Public Funding	n/a
Jobs Created	n/a (Construction Jobs Only)
Uses	Two separate duplexes.
Commenced	Anticipated commencement October 2016
Completed	Anticipated completion October 2017
Info	The individuals will each construct a duplex and occupy one unit and rent the other unit.



Location of the duplex sites.

Ron Walters- Northeast 8th

Location	NE 8 th Street and Lottie Avenue
Developer	Ron Walters Homes, L.L.C.
Project Cost	±\$240,000
Public Funding	n/a
Jobs Created	n/a (construction only)
Uses	Single family residential home
Commenced	July 2016
Completed	Anticipated completion February 2017
Info	A custom single family contemporary style home approximately 2,040 square feet in size that is already under contract.



Location of the development



Construction of home on NE 8th and Lottie Ave.

James Williams- NE 5th and Missouri

Location	NE 5 th Street and Missouri Ave.
Developer	James M. Williams & Associates, Inc.
Project Cost	Under development
Public Funding	n/a
Jobs Created	n/a (Construction Jobs Only)
Uses	Single family residential home
Commenced	March 1, 2016
Completed	Anticipated completion by March 2017
Info	A single family spec home on the corner of NE 5 th and Missouri Ave. The home will be approximately 2,300 square feet



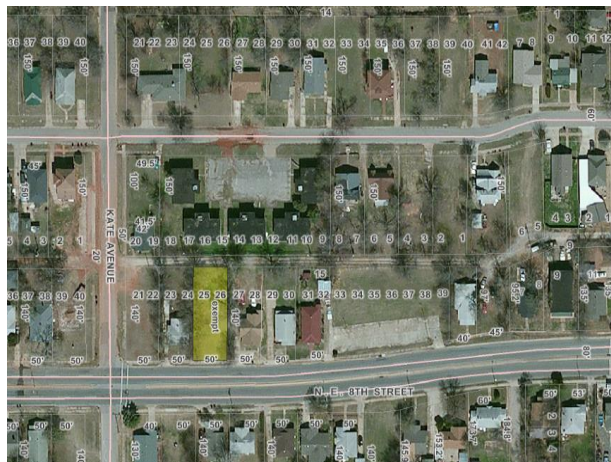
Home Under Construction



Location of the lot

Chaunessy Trahan

Location	Near the corner of NE 8 th Street and Kate Avenue
Developer	Chaunessy Trahan, an individual
Project Cost	Under development
Public Funding	n/a
Jobs Created	n/a (Construction Jobs Only)
Uses	Single Family Residential
Commenced	Anticipated commencement in October 2016
Completed	Anticipated completion in May 2017
Info	Working through design phase and review

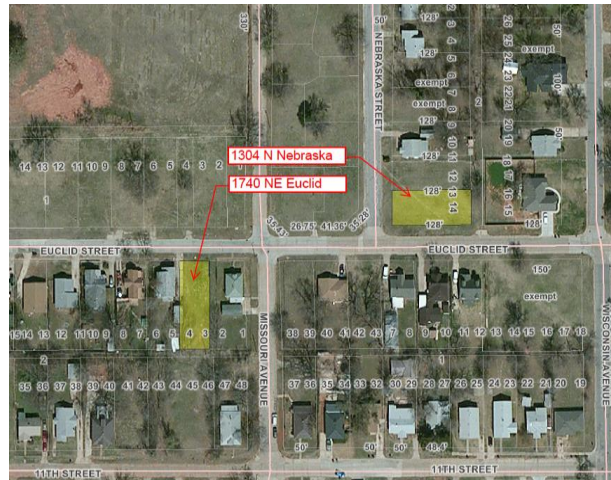


Location of the development.

Ron Walters- Two (2) Single Family Homes

Location	1) Near the corner of Euclid Street and Missouri Avenue 2) Near the corner of Euclid Street and Nebraska Street
Developer	Ron Walters Homes, L.L.C.

Project Cost	Under development
Public Funding	n/a
Jobs Created	n/a (Construction Jobs Only)
Uses	Single Family Residential
Commenced	Anticipated commencement in September 2016
Completed	Anticipated completion in September 2017
Info	Working through design phase and review



Location of one the two developments

Northeast Renaissance

King's Crossing

Location	NE 23 rd Street and MKL Ave.
Developer	Esperanza Real Estate Investments
Project Cost	\$22 million for Phase I & II
Public Funding	Brownfields, NMTC, Section 108, TIF (to be determined)
Jobs Created	n/a at this time
Uses	Mixed-Use (retail, office, education center, medical complex, and residential)
Commenced	Environmental Testing Complete; Demolition complete
Completed	n/a
Info	A catalytic project and major redevelopment of a significant commercial corridor corner. A new 40,000 sf grocery store will replace the existing 18,000 sf grocery store serving as the anchor for additional retail, office and residential development.



Existing Grocery Store on the NE corner of NE 23rd and MLK Ave

Northeast Shopping Center Project

Location	1138 NE 36 th Street
Developer	Rick Brown
Project Cost	\$7 million
Public Funding	Up to \$2,060,000 in TIF assistance
Jobs Created	n/a
Uses	Retail & Commercial
Commenced	February 2016
Completed	Anticipated completion November 2016
Info	96,000 SF retail and Neighborhood Service Center. 25,200 SF Grocery Store



NE Shopping Center Under Construction

Oklahoma City Urban Renewal Authority
Combining Balance Sheet and
Statement of Revenues, Expenditures and Changes in Fund Balance
as of and for the Twelve Months Ending June 30, 2016

	<u>Closeout</u> <u>Project</u> <u>Fund</u>	<u>Revolving</u> <u>Fund</u>	<u>Core to Shore</u> <u>MAPS 3</u> <u>Fund</u>	<u>Core to Shore</u> <u>Buffer</u>	<u>SEP II</u> <u>Fund</u>	<u>Harrison-</u> <u>Walnut</u> <u>Other Fund</u>	<u>Nonfederal</u> <u>Fund</u>	<u>OCRC</u>	<u>Bass Pro</u> <u>Shop</u> <u>Fund</u>	<u>Total</u>	<u>Budget</u> <u>2015-16</u>
Assets											
Cash	741,651	99,868	56,985	1,921,540	-	35,588	208,949	224,554	262,471	3,551,606	
Investments	4,217,250	-	-	-	-	-	-	-	-	4,217,250	
Accounts Receivable	-	23,329	-	-	-	-	-	-	-	23,329	
Due from Other Governmental Entities	78,456	24,337	-	-	-	-	-	-	-	102,793	
Due from (to) Other Funds	-	12,936	(300,466)	(965,663)	-	-	1,253,193	-	-	-	
Total Assets	5,037,357	160,470	(243,481)	955,877	-	35,588	1,462,142	224,554	262,471	7,894,978	
Liabilities and Fund Balances											
Accounts Payable	-	10	-	-	-	-	-	-	-	10	
Deposits	1,900	-	-	-	-	25,000	-	-	-	26,900	
Total Liabilities	1,900	10	-	-	-	25,000	-	-	-	26,910	
Total Fund Balances	5,035,457	160,460	(243,481)	955,877	-	10,588	1,462,142	224,554	262,471	7,868,068	
Total Liabilities and Fund Balances	5,037,357	160,470	(243,481)	955,877	-	35,588	1,462,142	224,554	262,471	7,894,978	
Revenues											
Grant Revenues - CDBG	525,077	-	-	-	982	3,028	-	-	-	529,086	1,825,000
Grant Revenues - Other	-	-	-	-	-	-	-	-	-	-	-
Rentals	58,778	-	-	-	-	-	-	-	576,771	635,549	720,000
Real Estate Sales	106,995	-	-	-	3,165,000	-	524,973	-	-	3,796,968	1,500,000
Interest	32,447	-	-	86	-	-	2,168	129	1,225	36,054	27,000
Core to Shore MAPS 3 Project	-	-	910,361	-	-	-	-	-	-	910,361	325,000
Other	559,539	-	-	2,000,000	-	-	1,420	10,100	-	2,571,059	-
Total Revenues	1,282,836	-	910,361	2,000,086	3,165,982	3,028	528,561	10,229	577,996	8,479,077	4,397,000
Expenditures											
General and Administrative	186,467	-	86,078	10,285	24,523	445,945	2,200	25	46,520	802,043	810,500
Real Estate Acquisition	937	-	1,082,473	2,128,455	-	-	84,472	-	-	3,296,336	1,750,000
Property Disposition	244,978	-	-	2,600	2,304,693	200	-	-	-	2,552,471	600,000
Site Clearance/Improvements	-	-	-	-	-	-	-	-	76,519	76,519	300,000
Legal	162,095	-	41,411	33,733	28,416	15,419	-	-	-	281,074	450,000
Other Professional	33,288	-	71,348	100,362	2,094	1,371	-	-	-	208,462	200,000
Property Management	251,865	-	9,629	-	15,540	35,533	-	-	146,990	459,556	465,500
Payments to the City of OKC	559,000	-	-	-	752,851	-	-	-	488,521	1,800,372	750,000
Other	25,865	-	-	-	21,061	16,905	425	7,343	16,947	88,547	40,000
Total Expenditures	1,464,494	-	1,290,939	2,275,435	3,149,176	515,373	87,097	7,368	775,497	9,565,380	5,366,000
Changes in Fund Balance	(181,658)	-	(380,578)	(275,349)	16,805	(512,345)	441,464	2,860	(197,502)	(1,086,303)	(969,000)
Fund Balance, Beginning of Year	5,973,800	-	41,413	1,231,227	-	5,588	1,020,677	221,694	459,973	8,954,371	
Transfers In (Out)	(756,684)	160,460	95,684	-	(16,805)	517,345	-	-	-	-	
Fund Balance, Current	5,035,457	160,460	(243,481)	955,877	-	10,588	1,462,142	224,554	262,471	7,868,068	