

Potential Library Financing Sources
November 30, 2004

The City of Minneapolis will support and assist developers with applications in competitive processes for federal, state, county and metro grants and loans. Developers will need to identify the specific resources they intend to use for the construction of the new library facility. Many of the financing sources listed are available through competitive funding cycles. Developers are responsible for pursuing these funds and need to provide their financing plan for the construction of the library and the mixed-used component.

PROJECTED LIBRARY COSTS:

Construction	\$5.0M
Soft costs: architect, moving, FFE	<u>\$1.0 M</u>
Total	\$ 6.0M

LIBRARY CONSTRUCTION SOURCES:Funding range (est.)

Library referendum*	\$440,000
Trust fund proceeds from the Old Walker Library**	\$180,000
GO Tax abatement bond proceeds (city/county)	\$500,000 - \$850,000
Hennepin County Transit Oriented Development (TOD)	\$400,000
MPL Land sale (air rights) to developer	\$500,000 - \$600,000

* Subject to Library Board and City Council approval of MPL's capital plan

** Subject to Library Board approval

OTHER POSSIBLE SOURCES:Funding range (est.)

Met Council Livable Communities Development Account (LCDA)	\$ 500,000 - \$1M
Neighborhood Revitalization Program (NRP)	\$ 500,000 - \$1M
TOTAL	\$3M - \$4.5M

As needed:

Hennepin County Environmental Resource Fund (ERF) – Pollution
DEED pollution funding
Met Council pollution funding

Potential options for closing the gap

Private capital fundraising (no source identified)***	\$00.00
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*** As noted in other cities mixed-use library projects