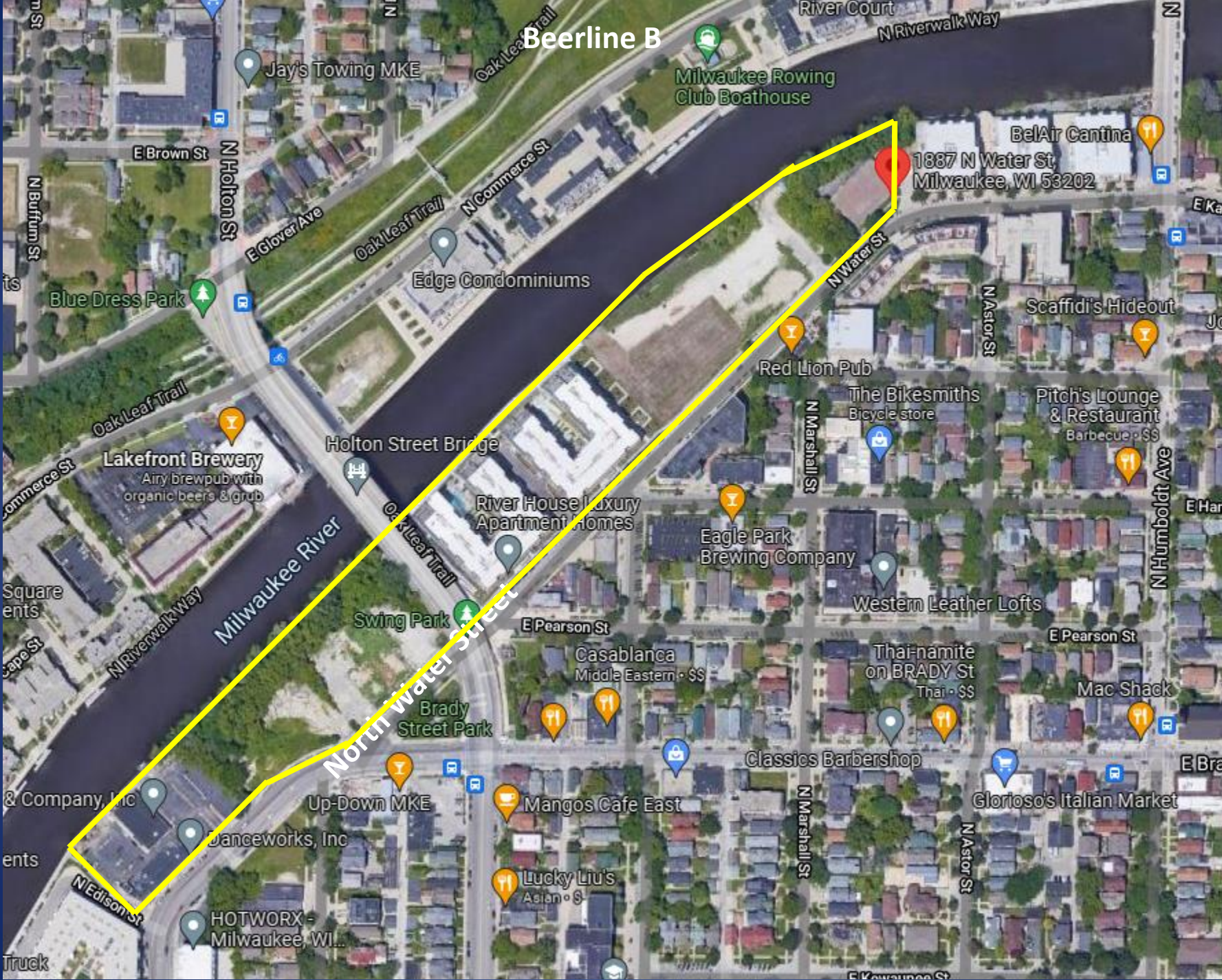


Amendment No. 3
to
TID No. 79
(North Water Street Riverwalk)

Beerline B



Jay's Towing MKE

Milwaukee Rowing Club Boathouse

1887 N Water St, Milwaukee, WI 53202

Blue Dress Park

Edge Condominiums

Scaffidi's Hideout

Lakefront Brewery
Airy brewpub with organic beers & grub

Holton Street Bridge

Red Lion Pub

The Bikesmiths
Bicycle store

Pitch's Lounge & Restaurant
Barbecue · \$\$

River House Luxury
Apartment Homes

Eagle Park
Brewing Company

Western Leather Lofts

Swing Park

E Pearson St

Casablanca
Middle Eastern · \$\$

Thai-namite
on BRADY St
Thai · \$\$

Mac Shack

Brady Street Park

Mangos Cafe East

Classics Barbershop

Glorioso's Italian Market

Up-Down MKE

Lucky Liu's
Asian · \$

HOTWORX - Milwaukee, WI...

Riverwalk Extensions

City's Funding Policy

Riverwalk: 70% up to \$2,000/LF

Dockwall: 50% up to \$800/LF

**Adjusted annually by RS Means Index*

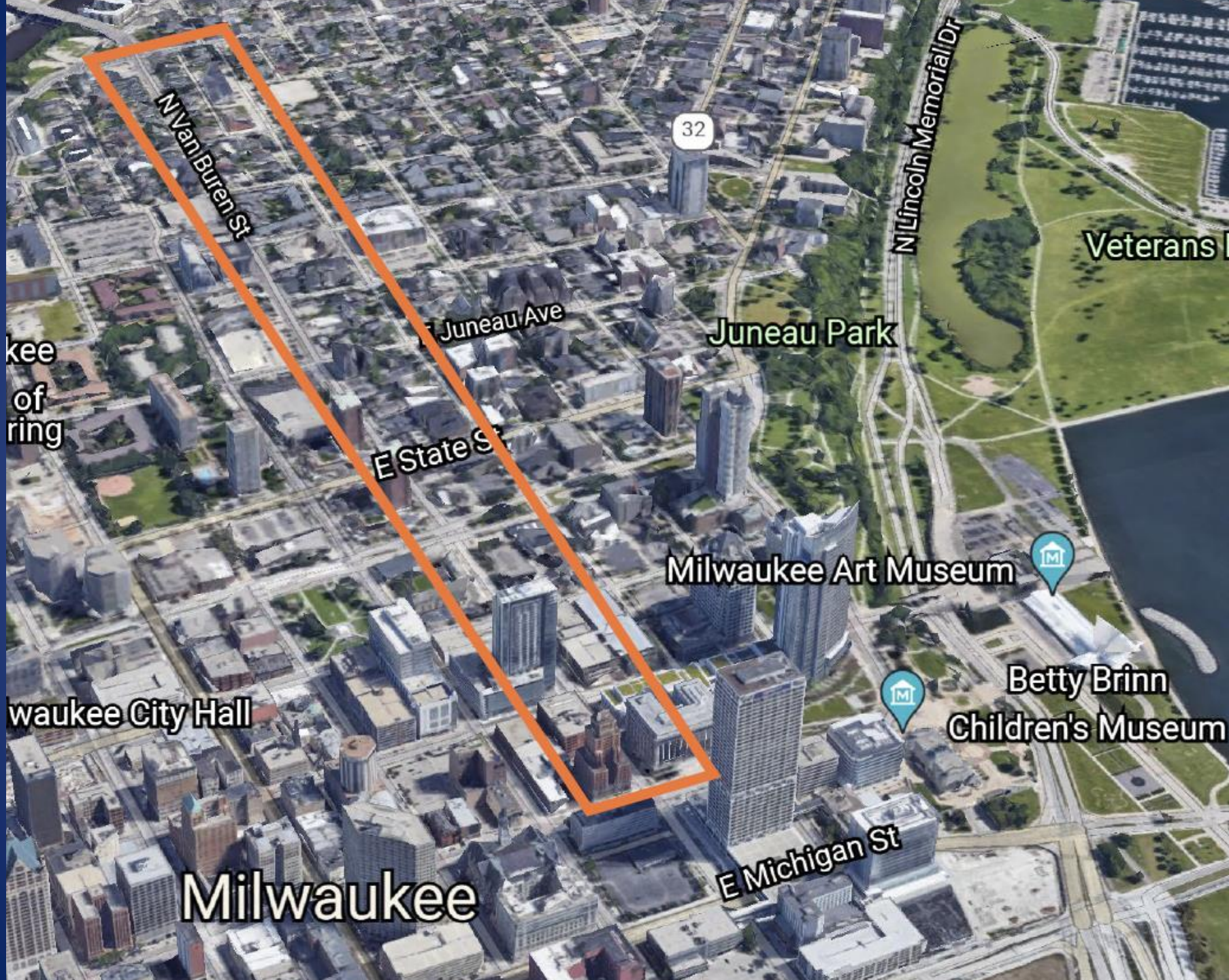


Riverhouse Apartments



1887 North Water Street





N Van Buren St

32

Juneau Ave

Juneau Park

N Lincoln Memorial Dr

Veterans I

kee
of
ring

E State St

Milwaukee Art Museum



waukee City Hall

Betty Brinn
Children's Museum









Milwaukee

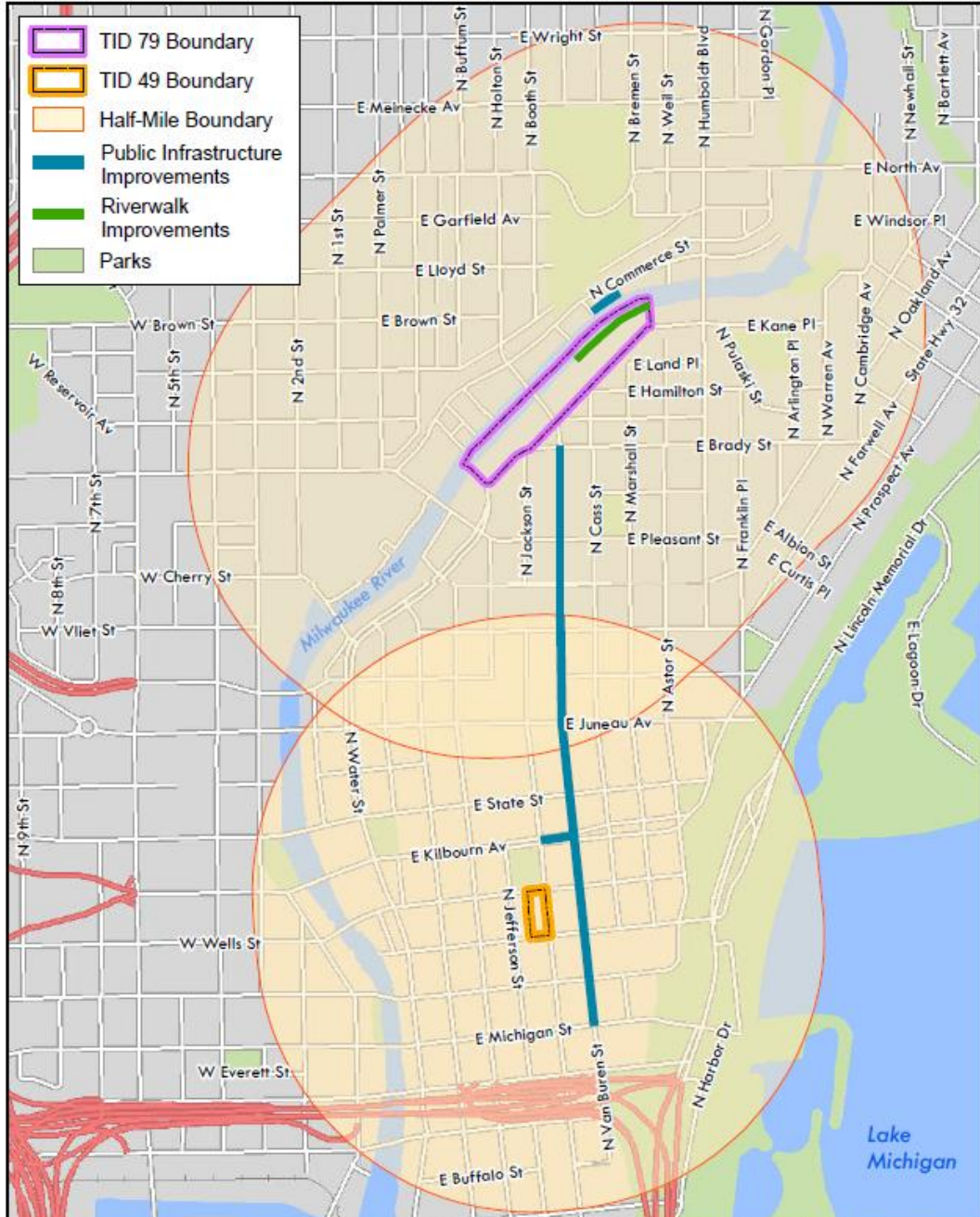
E Michigan St

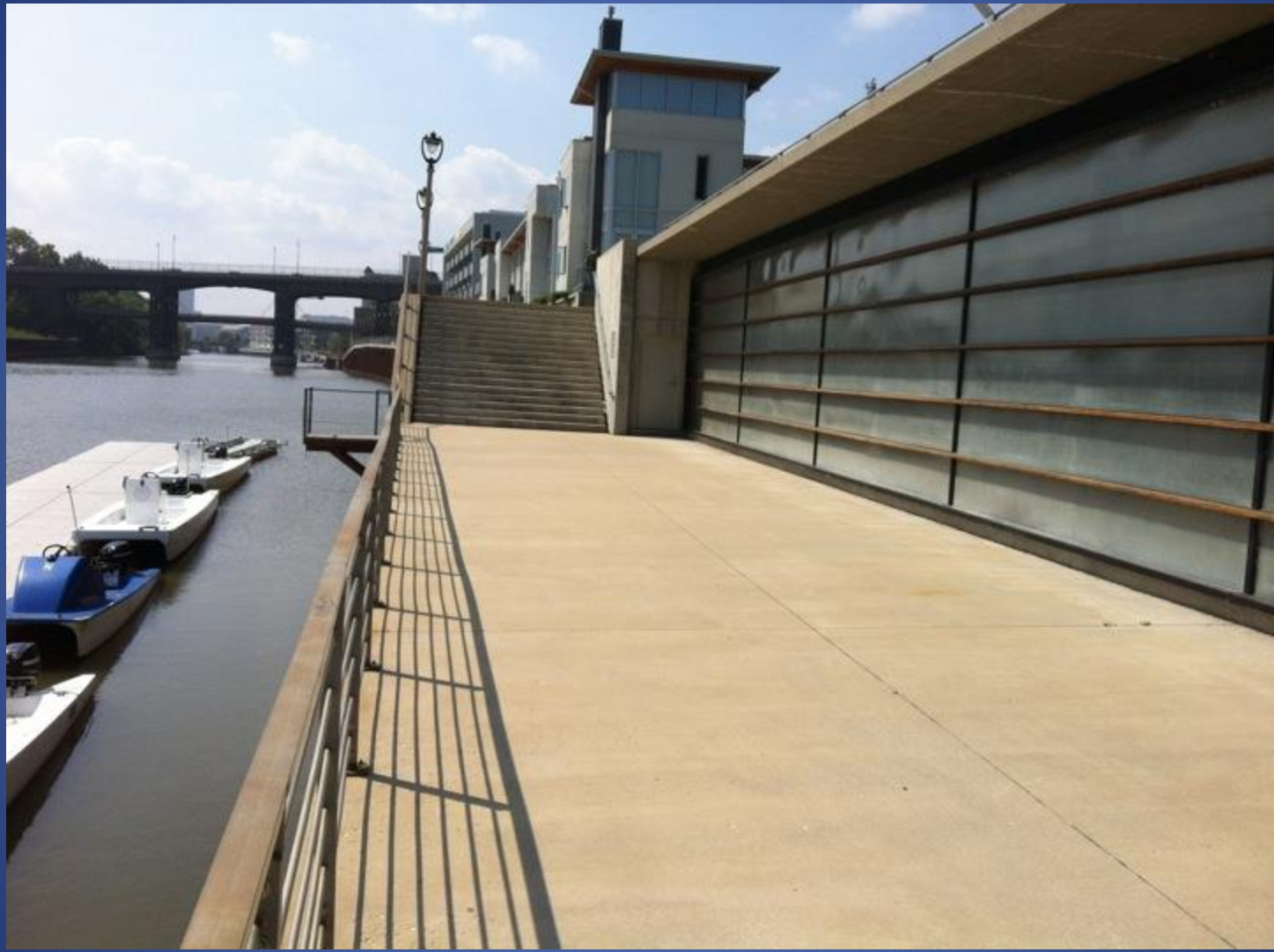
TID 79: NORTH WATER STREET RIVERWALK

TID 49: CATHEDRAL PLACE

PROPOSED IMPROVEMENTS AND USES

-  TID 79 Boundary
-  TID 49 Boundary
-  Half-Mile Boundary
-  Public Infrastructure Improvements
-  Riverwalk Improvements
-  Parks





TID 79 Amendment 3

Project Costs

Public Infrastructure	\$ 1,600,000
1771 N Water Riverwalk	\$ 700,000
1887 N Water Riverwalk	\$ 2,100,000
<u>Administration</u>	<u>\$ 50,000</u>
Total Project Costs	\$ 4,450,000

Forecast of Incremental Tax Revenue & District Cash Flow

- \$6 Million Base Value (2013), \$4.45 million Amendment No. 3
- Tax Rate of 2.627%,
- Incremental revenue of \$1,500,000 + annually
- District to amortize costs by year 13, or assessment year 2025