

REDEVELOPMENT PROJECT PROFILE

SPARK!



*THIS IMAGE IS A CONCEPTUAL RENDERING THAT IS SUBJECT TO CHANGE

VISION

TRANSIT-ORIENTED NEIGHBORHOOD CORNERSTONE

Because of the flexible zoning in this area, this mixed-use project will include ground-floor retail, with a transit-oriented corner plaza, large daycare facility, and family workforce housing.

The retail component will be pedestrian-scale and oriented toward North Temple and the TRAX "Power Station", with a 10,000-square-foot daycare operated by Neighborhood House, 200 mixed-income residential units, and 4,000 sq. ft. retail space. The setting also provides for rooftop open spaces, gardens, and courtyards.

The project is a signature transit-oriented development that is prescribed for specifically at this location within The North Temple Cornell Station Area Plan. This will be accomplished by addressing challenges such as redevelopment of underutilized property, activating public space, replacing auto-oriented uses, and designing street and pedestrian activity.

DETAILS

ADDRESS

1500 W. North Temple

PROPERTY SIZE

2.07 acres

RDA PROJECT AREA

North Temple Project Area

RDA INVESTMENT TO-DATE

\$10.4 million

ESTIMATED TOTAL PROJECT COST

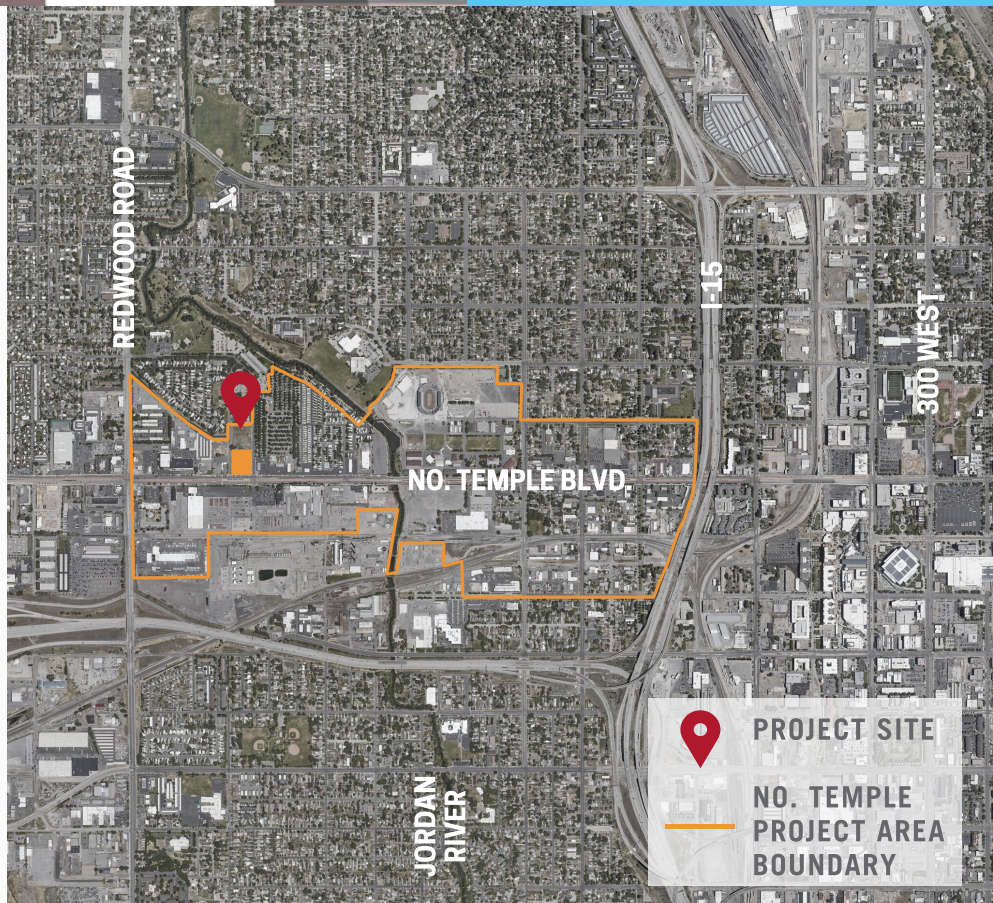
\$53 million

DEVELOPMENT PARTNERS

Brinshore Development, LLC & Housing Assistance Mngt. Enterprise (HAME)

HOUSING UNITS

50 affordable; 150 market-rate

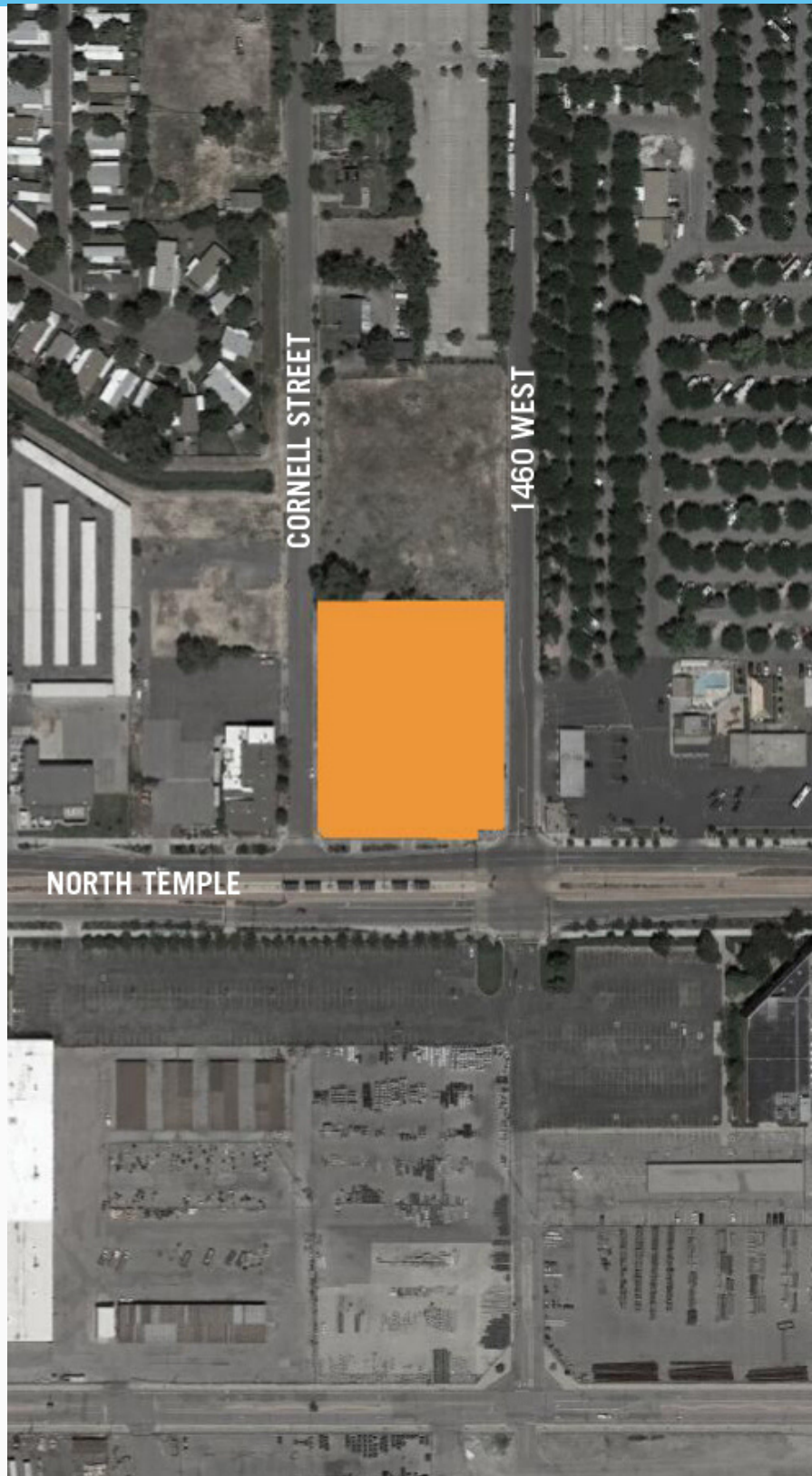


PROJECT SITE

NO. TEMPLE
PROJECT AREA
BOUNDARY

MILESTONES

- ✓ RDA PROPERTY PURCHASE / Q4 2017
- ✓ RFP RELEASE / Q2 2018
- ✓ DEVELOPER SELECTION / Q3 2018
- ✓ FINALIZE PURCHASE CONTRACT / Q4 2018
- ✓ 4% LIHTC AWARD / Q1 2019
- DEMOLITION
- 9% LIHTC APPLICATION
- DUE DILIGENCE
- DESIGN REVIEW
- FINANCING TERMS
- CLOSING
- PERMITTING
- CONSTRUCTION
- RIBBON CUTTING



SLCRDA

PROJECT CONTACT

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