

EXHIBIT A

AMENDMENT NO. 2 TO THE CLARK/MONTROSE
REDEVELOPMENT PROJECT AREA TAX INCREMENT FINANCE
PROGRAM REDEVELOPMENT PLAN AND PROJECT

1. Under Section V, entitled, "Clark/Montrose Redevelopment Project", Sub-section E, entitled "Issuance of Obligations," the first sentence of the second paragraph is amended to read as follows:

"The redevelopment project shall be completed, and all obligations issued to finance redevelopment costs shall be retired, no later than December 31, 2035."

2. Under Section V, entitled, "Clark/Montrose Redevelopment Project", Sub-section N, entitled "Phasing and Scheduling of Redevelopment," the last sentence of the paragraph is amended to read as follows:

"The estimated completion date of the Redevelopment Project shall be no later than December 31, 2035."

3. Under Section V, entitled, "Clark/Montrose Redevelopment Project", Sub-section C, entitled "Estimated Redevelopment Project Activities and Costs," Table 1 is deleted in its entirety and replaced with the following:

TABLE 1 – ESTIMATED REDEVELOPMENT PROJECT COSTS

ELIGIBLE EXPENSE	ESTIMATED COSTS*
Analysis, Administration, Studies, Surveys, Legal, Marketing, etc.	\$1,000,000
Property Assembly including Acquisition, Site Preparation, Demolition, Environmental Remediation	\$5,500,000
Rehabilitation of Existing Buildings, Fixtures, and Leasehold Improvements and Rehabilitation Cost	\$10,000,000
Affordable Housing Construction	\$10,000,000
Public Works and Improvements, including streets and utilities, parks open space, public facilities (schools & other public facilities)	\$10,000,000
Job Training, Retraining, Welfare to Work	\$500,000
Relocation Costs	\$50,000
Interest Subsidy (Developer Interest Costs)	\$1,534,451
Day Care	\$1,000
TOTAL REDEVELOPMENT COSTS	\$38,585,451

*Exclusive of capitalized interest, issuance costs and other financing costs.