



10/12/2016

Alyssa Barrera, Business Liaison—City Manager's Office
Tax Increment Reinvestment Zone #3 Board

Dear Alyssa & TIRZ #3 Board,

We are happy to report that we have obtained our Certificate of Occupancy for Urbana Market Deli. Enclosed is our Request for Reimbursement for your consideration.

You'll notice some differences in the initial proposal estimates and actual costs. There were several items that came in over budget and others were unexpected, but necessary for obtaining the Certificate of Occupancy. Those items ate up the budget for the initial "garage door" concept as well as the Contingency. The fire suppression system, kitchen ceiling, kitchen electrical upgrades, and windstorm compliance were the largest new costs. Additionally, more interior work was necessary than we initially anticipated, due to undetected damage caused by the leaking roof.

We are 100% committed both mentally and financially, to getting Urbana open to the public as soon as logistically possible. Based on the remainder of work to be done and timeline of equipment arriving it is our intention to be ready for a soft opening by the end of 2016 with a "deadline" of January 2017. The following items remain:

- Major refrigeration and cooking equipment scheduled to arrive in first half of November,
- Two 9 foot backlit signs will be installed on the south and east sides of the building,
- Final interior décor which will include a combination of branded interior signage/menu and historical photos of downtown Corpus Christi,
- Health Inspection & Permit

The TIRZ grant is an integral piece of the puzzle and will enable us to move full speed toward completion. Thank you very much for all the assistance along the way and for your confidence in our project.

Best regards,

Christian Bernard