

**New Arena - Financial Analysis**

**Costs:**

Estimated Arena Cost	\$ 72,000,000
Estimated Parking Garage Cost	\$ 67,500,000
<b>Total Project Cost</b>	<b>\$ 139,500,000</b>

**Offsets:**

Andlaunder's Contribution	\$ 30,000,000
Provincial/Federal Contribution	n/a
Sale of Surplus FOC Lands	\$ 39,800,000
<b>City's Portion of Project Cost</b>	<b>\$ 69,700,000</b>

**Financing Costs** 3.00%  
**Financing Term** 20

Year	New Arena Financing Cost	New Arena Capital Reserve	Parking Garage Capital Reserve	New Arena Total Costs
1	\$ 4,684,935	\$ 1,440,000	\$ 1,350,000	\$ 7,474,935
2	\$ 4,684,935	\$ 1,440,000	\$ 1,350,000	\$ 7,474,935
3	\$ 4,684,935	\$ 1,440,000	\$ 1,350,000	\$ 7,474,935
4	\$ 4,684,935	\$ 1,440,000	\$ 1,350,000	\$ 7,474,935
5	\$ 4,684,935	\$ 1,440,000	\$ 1,350,000	\$ 7,474,935
6	\$ 4,684,935	\$ 1,440,000	\$ 1,350,000	\$ 7,474,935
7	\$ 4,684,935	\$ 1,440,000	\$ 1,350,000	\$ 7,474,935
8	\$ 4,684,935	\$ 1,440,000	\$ 1,350,000	\$ 7,474,935
9	\$ 4,684,935	\$ 1,440,000	\$ 1,350,000	\$ 7,474,935
10	\$ 4,684,935	\$ 1,440,000	\$ 1,350,000	\$ 7,474,935
11	\$ 4,684,935	\$ 1,440,000	\$ 1,350,000	\$ 7,474,935
12	\$ 4,684,935	\$ 1,440,000	\$ 1,350,000	\$ 7,474,935
13	\$ 4,684,935	\$ 1,440,000	\$ 1,350,000	\$ 7,474,935
14	\$ 4,684,935	\$ 1,440,000	\$ 1,350,000	\$ 7,474,935
15	\$ 4,684,935	\$ 1,440,000	\$ 1,350,000	\$ 7,474,935
16	\$ 4,684,935	\$ 1,440,000	\$ 1,350,000	\$ 7,474,935
17	\$ 4,684,935	\$ 1,440,000	\$ 1,350,000	\$ 7,474,935
18	\$ 4,684,935	\$ 1,440,000	\$ 1,350,000	\$ 7,474,935
19	\$ 4,684,935	\$ 1,440,000	\$ 1,350,000	\$ 7,474,935
20	\$ 4,684,935	\$ 1,440,000	\$ 1,350,000	\$ 7,474,935
<b>Total</b>	<b>\$ 93,698,696</b>	<b>\$ 28,800,000</b>	<b>\$ 27,000,000</b>	<b>\$ 149,498,696</b>

**NPV**                    \$ 63,683,694    \$ 19,574,343    \$ 18,350,946    **\$ 101,608,984**

**Status Quo - 20 Year Financial Forecast**

<b>Year</b>	<b>FOC Operating Subsidy</b>	<b>FOC Capital</b>	<b>Total FOC Costs</b>
1	\$ 1,595,000	\$ 3,400,000	\$ 4,995,000
2	\$ 1,595,000	\$ 3,400,000	\$ 4,995,000
3	\$ 1,595,000	\$ 3,400,000	\$ 4,995,000
4	\$ 1,595,000	\$ 3,400,000	\$ 4,995,000
5	\$ 1,595,000	\$ 3,400,000	\$ 4,995,000
6	\$ 1,674,750	\$ 3,400,000	\$ 5,074,750
7	\$ 1,674,750	\$ 3,400,000	\$ 5,074,750
8	\$ 1,674,750	\$ 3,400,000	\$ 5,074,750
9	\$ 1,674,750	\$ 3,400,000	\$ 5,074,750
10	\$ 1,674,750	\$ 3,400,000	\$ 5,074,750
11	\$ 1,758,487	\$ 2,165,188	\$ 3,923,675
12	\$ 1,758,487	\$ 2,208,492	\$ 3,966,979
13	\$ 1,758,487	\$ 2,252,661	\$ 4,011,148
14	\$ 1,758,487	\$ 2,297,715	\$ 4,056,202
15	\$ 1,758,487	\$ 2,343,669	\$ 4,102,156
16	\$ 1,846,411	\$ 2,390,542	\$ 4,236,954
17	\$ 1,846,411	\$ 2,438,353	\$ 4,284,765
18	\$ 1,846,411	\$ 2,487,120	\$ 4,333,532
19	\$ 1,846,411	\$ 2,536,863	\$ 4,383,274
20	\$ 1,846,411	\$ 2,587,600	\$ 4,434,011
<b>Total</b>	<b>\$ 34,373,237</b>	<b>\$ 57,708,203</b>	<b>\$ 92,081,440</b>

**NPV**                      \$    **23,053,789**    \$    **40,647,031**    \$    **63,700,821**