

Memo

Montava Development Team

To: Kyle Lambrecht
From: Max Moss
CC: Jeff Mihelich, Tim Kemp, Chad Crager, Brad Yatabe, Ruth Rollins, Angela Milewski, Lucia Liley, Janelle Kechter
Date: February 15, 2019
Re: Information regarding TCEF percentages for the Montava PUD

While the Montava Development Team (MDT) understands that the vesting of specific percentages for TCEF is not supported at the PUD Master Plan stage, in our discussions with the City of Fort Collins Engineering staff we have determined that a reasonable basis for determining the level of TCEF funds payable to the developer upon completion of the approved road way would be:

4 lane Arterial
TCEF - 65%
Developer - 35%

2 lane arterial
TCEF - 55%
Developer - 45%

The above percentages are based on 4-lane and 2-lane roadway cross sections as defined by the current Larimer County Urban Area Street Standards.