## Success Story: Fifth Street Crossing







Time Frame:	2005 – 2007
Private Partner	Trammell Crow
Est. Private Investment:	\$22 million
Public Investment:	<ul> <li>Land assemblage/swaps</li> <li>Upgrade storm sewer and sanitary sewer</li> <li>Streetscape enhancements</li> <li>Construction of structured parking garage</li> <li>Tax Increment Finance (TIF) District payments generated from the development</li> </ul>
Results:	<ul> <li>Renovation of 41,000 s.f. Kroger's into Dallas County Government Center</li> <li>Construction of \$12.3 million Richland College Campus LEED Platinum workforce training center</li> <li>380 space public and private parking garage</li> <li>Mixed-use development consisting of 189 units of apartments and 11,400 s.f. of first-floor commercial</li> <li>Streetscape enhancements</li> <li>Renovation of 217 N. Fifth Street Charles E Duckworth Utility Services Building as LEED Silver</li> </ul>
Award:	Celebrating Leadership in Development Excellence (CLIDE) * New Development * 2009 Center for Development Excellence