

**THE THIRTIETH LEGISLATURE
APPLICATION FOR GRANTS
CHAPTER 42F, HAWAII REVISED STATUTES**

Type of Grant Request:

Operating Capital

Legal Name of Requesting Organization or Individual: Db:

442nd Legacy Center

Amount of State Funds Requested: \$ 1,500,000.00

Brief Description of Request (Please attach word document to back of page if extra space is needed):

Completion of construction of museum to celebrate and perpetuate the accomplishments of the 442d Regimental Combat Team and repair/renovate the building in which the museum is located. The 442nd RCT played a vital part in the building of Hawaii after WWII and its role needs to be preserved and taught to succeeding generations in Hawaii and the world. The 442nd Legacy Center is the official organization of the 442nd RCT and its leadership in building this museum is crucial for it to continue to lead effort to remember the accomplishments of the 442nd RCT.

Amount of Other Funds Available:

State: \$ _____

Federal: \$ _____

County: \$ _____

Private/Other: \$ _____

Total amount of State Grants Received in the Past 5 Fiscal Years:

\$ 600,000.00

Unrestricted Assets:

\$ 246,843 (cash); \$752,773 (real estate)

New Service (Presently Does Not Exist): Existing Service (Presently in Operation):

Type of Business Entity:

- 501(C)(3) Non Profit Corporation
 Other Non Profit
 Other

Mailing Address:

933 Wiliwili Street

City:

Honolulu

State:

Hawaii

Zip:

96826

Contact Person for Matters Involving this Application

Name:
Melvin Y. Kaneshige

Title:
President

Email:
melkaneshige@gmail.com

Phone:
(808) 223-9786

Federal Tax ID#:

State Tax ID#



Authorized Signature

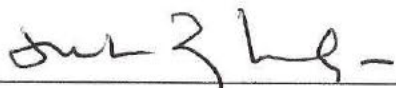
Melvin Y. Kaneshige, President
Name and Title

Jan. 18, 2024
Date Signed

Application Submittal Checklist

The following items are required for submittal of the grant application. Please verify and check off that the items have been included in the application packet.

- 1) Hawaii Compliance Express Certificate (If the Applicant is an Organization)
- 2) Declaration Statement
- 3) Verify that grant shall be used for a public purpose
- 4) Background and Summary
- 5) Service Summary and Outcomes
- 6) Budget
 - a) Budget request by source of funds ([Link](#))
 - b) Personnel salaries and wages ([Link](#))
 - c) Equipment and motor vehicles ([Link](#))
 - d) Capital project details ([Link](#))
 - e) Government contracts, grants, and grants in aid ([Link](#))
- 7) Experience and Capability
- 8) Personnel: Project Organization and Staffing



MELVIN Y. KANESHIGE, PRESIDENT

JANUARY 18, 2024

PRINT NAME AND TITLE

DATE



STATE OF HAWAII
STATE PROCUREMENT OFFICE

CERTIFICATE OF VENDOR COMPLIANCE

This document presents the compliance status of the vendor identified below on the issue date with respect to certificates required from the Hawaii Department of Taxation (DOTAX), the Internal Revenue Service, the Hawaii Department of Labor and Industrial Relations (DLIR), and the Hawaii Department of Commerce and Consumer Affairs (DCCA).

Vendor Name: 442ND LEGACY CENTER

Issue Date: 01/11/2024

Status: **Compliant**

Hawaii Tax#:

New Hawaii Tax#:

FEIN/SSN#: XX-XXX2707

UI#: XXXXXX9943

DCCA FILE#: 261058

Status of Compliance for this Vendor on issue date:

Form	Department(s)	Status
A-6	Hawaii Department of Taxation	Compliant
8821	Internal Revenue Service	Compliant
COGS	Hawaii Department of Commerce & Consumer Affairs	Exempt
LIR27	Hawaii Department of Labor & Industrial Relations	Compliant

Status Legend:

Status	Description
Exempt	The entity is exempt from this requirement
Compliant	The entity is compliant with this requirement or the entity is in agreement with agency and actively working towards compliance
Pending	A status determination has not yet been made
Submitted	The entity has applied for the certificate but it is awaiting approval
Not Compliant	The entity is not in compliance with the requirement and should contact the issuing agency for more information

**DECLARATION STATEMENT OF
APPLICANTS FOR GRANTS PURSUANT TO
CHAPTER 42F, HAWAII REVISIED STATUTES**

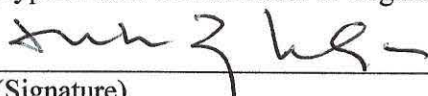
The undersigned authorized representative of the applicant certifies the following:

- 1) The applicant meets and will comply with all of the following standards for the award of grants pursuant to Section 42F-103, Hawai'i Revised Statutes:
 - a) Is licensed or accredited, in accordance with federal, state, or county statutes, rules, or ordinances, to conduct the activities or provide the services for which a grant is awarded;
 - b) Complies with all applicable federal and state laws prohibiting discrimination against any person on the basis of race, color, national origin, religion, creed, sex, age, sexual orientation, or disability;
 - c) Agrees not to use state funds for entertainment or lobbying activities; and
 - d) Allows the state agency to which funds for the grant were appropriated for expenditure, legislative committees and their staff, and the auditor full access to their records, reports, files, and other related documents and information for purposes of monitoring, measuring the effectiveness, and ensuring the proper expenditure of the grant.
- 2) If the applicant is an organization, the applicant meets the following requirements pursuant to Section 42F-103, Hawai'i Revised Statutes:
 - a) Is incorporated under the laws of the State; and
 - b) Has bylaws or policies that describe the manner in which the activities or services for which a grant is awarded shall be conducted or provided; and
- 3) If the applicant is a non-profit organization, it meets the following requirements pursuant to Section 42F-103, Hawai'i Revised Statutes:
 - a) Is determined and designated to be a non-profit organization by the Internal Revenue Service; and
 - b) Has a governing board whose members have no material conflict of interest and serve without compensation.
- 4) The use of grant-in-aid funding complies with all provisions of the Constitution of the State of Hawaii (for example, pursuant to Article X, section 1, of the Constitution, the State cannot provide "... public funds ... for the support or benefit of any sectarian or nonsectarian private educational institution...").

Pursuant to Section 42F-103, Hawai'i Revised Statutes, for grants used for the acquisition of land, when the organization discontinues the activities or services on the land acquired for which the grant was awarded and disposes of the land in fee simple or by lease, the organization shall negotiate with the expending agency for a lump sum or installment repayment to the State of the amount of the grant used for the acquisition of the land.

Further, the undersigned authorized representative certifies that this statement is true and correct to the best of the applicant's knowledge.

442nd Legacy Center
(Typed Name of Individual or Organization)



(Signature)

Jan. 18, 2024
(Date)

Melvin Y. Kaneshige
(Typed Name)

President
(Title)

II. Background and Summary

1. A brief description of the Applicant's background

The 442nd Legacy Center (the "Center") is an Internal Revenue Code Section 501(c)(3) non-profit Hawaii corporation headquartered at 933 Wiliwili Street in Honolulu, Hawaii. It is the successor organization to the original 442nd Veterans Club which was formed by the veterans of the 442nd Regimental Combat Team (RCT) returning from World War II. The Center was formed specifically to establish, develop, construct, equip and operate a legacy center celebrating the achievements of the 442nd RCT and to act as an archive and repository of records, artifacts, and memorabilia of the unit. The 442nd RCT is the most highly decorated unit for its size and length of service in the history of the United States Army and played an important part of the social, political, and economic history of Hawaii as well as the United States.

As the successor to the 442nd Veterans Club, the Center is the official entity of the 442nd RCT veterans and should not be confused with other entities that have been formed to honor and perpetuate the legacy of the accomplishments of the 442nd RCT. Only the Center can claim this official and legitimate heritage.

The Center's office and clubhouse meeting space are located on the ground floor of a three-story apartment building which the Center owns and maintains. Rental income from 10 units partially subsidizes the Center. The apartment building was built in the early 1960s, is over 50 years old, and needs repairs, maintenance, and renovation. The architectural and engineering firm of Bowers + Kubota has (1) conducted a thorough physical review of the property, (2) recommended the necessary repairs and renovations to maintain the building, and (3) designed an appropriate museum facility for the archives and the display of exhibits celebrating the accomplishments of the 442nd RCT.

Two ground-floor units at the building currently house the 442nd Veterans Archives (the "Archives") which was established in 1993 to preserve the legacy of the 442nd RCT by collecting, preserving, and displaying materials related to the history of the unit. Its mission is to educate the public through dissemination of historical information through publications, exhibits, oral histories, and a website. The Archives collection consists of artifacts, publications, documents, photographs and audio/visual material, and wartime souvenirs mostly donated by the veterans, their family members, and other individuals. A portion of the work to be done through this request would provide appropriate climate controlled and fire protected space for the Archives.

2. The goals and objectives related to the request

The men of the 442nd RCT remade all facets of society in Hawaii and their stories need to be saved. There is no reason more important than that – Hawaii would not be the same but for their actions and future generations need to know and remember this. The completion of the Center is vital in preserving this record for the future.

The plans for all of the work have been completed and a building permit has been issued by the City and County of Honolulu covering the entirety of the work. All that is required is to raise the funds to complete the work. That is the purpose of this request.

Bowers + Kubota has estimated that the total construction cost of the entire project is \$2,196,579.38. See their estimate attached. Prior Grants in Aid totaled \$600,000.00 - \$300,000.00 in 2019 and \$300,000.00 in 2023. The 2019 GIA of \$300,000.00 was fully spent and accounted for and the remaining \$300,000.00 granted in the 2023 legislative session is pending release by the State Department of Defense upon completion and execution of a memorandum of agreement.

The repair and renovation work and the construction of a museum to display exhibits celebrating the accomplishments of the 442nd RCT have already commenced. Phase 1 of the project which was funded by a \$300,000.00 grant-in-aid (Act 39, SLH 2019) is complete. Phase 2 which will cost \$300,000.00 will start upon release of the \$300,000.00 grant-in-aid approved in the 2023 legislative session and is anticipated to be completed by December 2024.

Upon release and expenditure of the \$300,000.00 granted in 2023, the remaining amount needed to complete the project will be \$1,596,579.39. The amount requested in this GIA application is \$1,500,000.00 – the full amount needed to complete the project.

It is critical to continue the remaining phase(s) of the work for the following reasons: (1) it contains the ground floor clubhouse where meetings of various veterans groups meet (e.g., the 442 Veterans Club, the 442nd Legacy Center, the 442nd RCT Foundation, and the Sons and Daughters of the 442nd RCT); (2) it contains the administrative offices for some of these veterans groups; (3) it contains a small museum of artifacts, photographs and other memorabilia of the 442nd RCT; and (4) it contains the Archives.

The two apartment units being used as the Archives, comprising a total area of 800 square feet, are not an adequate storage facility to house the 442 Archives. These Archives are the history of the 442nd RCT including videotaped interviews of veterans telling their stories of volunteering, training, and fighting in WWII.

The facility does not provide adequate environmental controls and lacks a fire-suppression system and a security system, each of which are absolutely essential for an archival facility. For the Archives to continue the legacy of the 442nd RCT, the collection must be given proper care and its artifacts displayed for public viewing. Funding is required to create a 442nd Legacy Center in order to create a better storage and research facility, as well as an exhibit area to display its artifacts and memorabilia.

The exhibits planned for the 442nd Legacy Center will not be limited to the 442nd RCT. The history of the 100th Infantry Battalion and 1399th Engineer Construction Battalion will also be included. There is an urgency to plan for the 442nd Legacy Center at this time as the veterans are well into their 90s and their input is essential to include the many aspects of what will constitute the finished Legacy Center.

3. The public purpose and need to be served

The 442nd RCT has a unique history. The story of the Americans of Japanese Ancestry (AJA), who volunteered to serve their country despite prejudice, must not be forgotten.

On July 15, 1946, President Harry S. Truman, in a speech to the 442nd RCT upon presentation of a unit citation, said this – ***“You fought not only the enemy, but you fought prejudice--and you have won. Keep up that fight, and we will continue to win--to make this great Republic stand for just what the Constitution says it stands for: the welfare of all the people all the time.”***

Here in Hawaii, many of these volunteers were teenagers who worked on sugar and pineapple plantations for a few cents a day. These men proved themselves in World War II and upon returning home, paved the way for the AJAs to advance in business, politics, and other fields. These men are part of the heart and soul of Hawaii and exemplify the spirit of Americanism. A 442nd Legacy Center would ensure that their story is preserved and passed on to future generations.

4. Describe the target population to be served

The history of the AJA units in World War II should be taught to students, especially in middle schools in Hawaii. The 442nd Legacy Center would be the ideal education center for students as well as others who are interested in the history of the 442nd RCT. The Archives will also provide valuable research materials for scholars studying this important time in the history of Hawaii and the United States.

The 442nd Legacy Center will primarily serve the State of Hawaii but will also be open to visitors from all over the United States and the world. For example, we already have inquiries from visitors from Japan who have an interest in learning about the unique AJA experience in Hawaii.

III. Service Summary and Outcomes

1. Describe the scope of work, tasks and responsibilities.

The proposed plan is to repair, maintain, and renovate the existing building that is over 50 years old to preserve an important revenue source for the Legacy Center, as well as to provide an appropriate space for the Archives and an area to exhibit the artifacts and other materials that celebrate the achievements of the 442nd RCT.

Final construction plans have been prepared and a building permit for all of the anticipated work has been issued by the Department of Planning and Permitting, City and County of Honolulu. Work started on Phase 1 in November 2022 and has been completed. Phase 2 will be funded by the \$300,000.00 2023 GIA grant and is anticipated to be finished by the end of 2024.

This request is to fund the remainder of the project.

2. Provide a projected annual/timeline for accomplishing the results or outcomes of the service.

Upon receipt of the funding, we would obtain bids for the remainder of the work, award the construction contract, and start construction. It is anticipated that all of those activities would take approximately 18 months to complete.

3. Describe its quality assurance and evaluation plans for the request. Specify how the Applicant plans to monitor, evaluate, and improve their results.

The Applicant and its design and construction consultants will oversee the repair, maintenance, repair, and construction work to ensure that the project is done in accordance with the approved plans and specifications. This is the same process that was followed with Phase 1 of the work and will be used for Phase 2 as well.

4. List the measure(s) of effectiveness that will be reported to the State agency through which grant funds are appropriated (the expending agency). The measure(s) will provide a standard and objective way for the State to assess the program's achievement or accomplishment. Please note that if the level of appropriation differs from the amount included in this application that the measure(s) of effectiveness will need to be updated and transmitted to the expending agency.

The progress of the repairs, maintenance, renovation, and construction of new space for the Legacy Center will be documented through the provision of executed construction contracts and periodic reports documenting the progress of construction. This is the same procedure that is being followed currently for Phase 1 of the project, which is being overseen by the State of Hawaii, Department of Defense.

IV. Financial

1. Budget

- a. Budget Request by Source of Funds (see attached)
- b. Personnel Salaries and Wages (see attached)
- c. Equipment and Motor Vehicles (see attached)
- d. Capital Project Details (see attached)
- e. Government Contracts, Grants, and Grants-in-Aid (see attached)
- f. Total Estimated Cost of Construction (see attached)

2. Anticipated Quarterly Funding Requests for Fiscal Years 2024 and 2025

FY 2024
Quarter 3 - \$250,000
Quarter 4 - \$250,000

FY 2025

Quarter 1 - \$250,000
Quarter 2 - \$250,000
Quarter 3 - \$250,000
Quarter 4 - \$250,000

3. **Other Sources of Funding - Applicant's Funds**
4. **Listing of All State and Federal Tax Credits Granted in Prior Three Years and Applied For or Anticipate Replying For - None**
5. **Listing of All Federal, State and County Government Contracts, Grants, and Grants in Aid within Prior Three Years and for FY 2024 - (a) \$300,000.00 Grant in Aid from the State of Hawaii in FY 2019-2020 (Act 39, SLH 2019) and (b) \$300,000.00 Grant in Aid from the State of Hawaii in FY 2023-24 (Act 164, SLH 2023).**
6. **Balance of Its Unrestricted Current Assets as of September 30, 2023**
The Applicant's cash balance as of September 30, 2023, was \$246,843 and its unrestricted current assets as of September 30, 2023, were \$684,564 (including cash and unencumbered real estate).

V. Experience and Capability

1. Necessary Skills and Experience

This request is for funds to complete the work that has already commenced to repair, renovate, and maintain an existing three-story building which contains twelve residential apartments (two of which are being used for archives), an office and meeting space for organizations related to the 442nd RCT, the 442nd RCT archives and parking.

The Applicant, working in conjunction with Bowers + Kubota as well as other design and construction professionals, has the necessary skills, abilities, knowledge of, and experience relating to this request. Bowers + Kubota's website (<https://www.bowersandkubota.com/projects>) contains a long list of its projects. In addition, Melvin Kaneshige, the president of the Applicant, was the executive vice president of development for Outrigger Enterprises (Outrigger Hotels & Resorts) until his retirement in 2013 and was responsible for all the real estate assets of Outrigger including 47 hotels with over 12,000 rooms worldwide, including significant construction activities in Hawaii.

2. Facilities

The Applicant owns in fee simple a three-story apartment building on a 7,200 square foot parcel located at 933 Wiliwili Street in Moiliili, Honolulu, Hawaii, bearing Tax Map Key [1] 2-7-007: 011. The building contains ten residential apartments on the second and third floors and two residential apartments on the ground floor. The ground floor also contains the existing clubhouse meeting and office space for various 442nd RCT related veterans' organizations as well as the Archives and parking.

The building was constructed in the early 1960s and needs repair and maintenance to the residential apartments which provide income to support the mission of the Applicant as well as to the meeting and office space that serves the 442nd RCT veterans' groups. The Applicant plans to enlarge the ground floor space to provide exhibition space for the artifacts and memorabilia relating to the importance of the 442nd RCT in the social, economic and political history of Hawaii and the United States.

Work to accomplish this began with Phase 1 which was completed in 2023 and Phase 2 which is anticipated to be completed in 2024. This request is to complete the remaining work that has already started. As previously stated, the Applicant has completed construction plans and has obtained a building permit from the City and County of Honolulu for the entire project.

VI. Personnel: Project Organization and Staffing

1. Proposed Staffing, Staff Qualifications, Supervision and Training

The Applicant has entered into a contract with Bowers + Kubota for architectural design and construction support services. In addition, the Applicant had a construction contract with IC Construction, Inc. for Phase 1 of the work in the amount of \$300,000 and has begun discussions with IC Construction for Phase 2 of the work in the amount of \$300,000 which will be finalized once the memorandum of agreement for the 2023 GIA is signed with the State Department of Defense. The Applicant will engage a construction company to complete the remainder of the work upon the grant of the remainder of the funds.

2. Organization Chart

The current directors of the Applicant are Juanita Allen, Grace Fujii, Ken Inouye, Melvin Kaneshige, Wayne Kuwata, Patricia Murakami, Karl Okemura, and Esther Umeda.

The officers of the Applicant are Melvin Kaneshige, President; Karl Okemura, Vice President; Wayne Kuwata, Vice President; Patricia Murakami, Treasurer; Ken Inouye, Secretary; and Claire Mitani, Assistant Secretary.

The executive secretary is Claire Mitani, and the property manager is Craig Mitani.

3. Compensation

No director or officer of the Applicant receives any compensation. The Applicant has two employees who receive compensation - the executive secretary, acting in her capacity as executive secretary and not as assistant secretary of the Applicant, whose salary range is \$20,000 to \$21,000, and the property manager whose salary range is \$28,000 to \$29,000.

VII. Other

1. Litigation.

There is no pending litigation to which the Applicant is a party, nor is there any outstanding judgment against the Applicant.

2. Licensure or Accreditation

There are no special qualifications, including but not limited to any licensure or accreditation that the Applicant possesses that is required that are relevant to this request.

3. Private Educational Institution

The requested grant will not be used to support or benefit a sectarian or non-sectarian private educational institution.

4. Future Sustainability Plan

If the Applicant receives the requested grant, the proposed improvements will be completed and there is no need for a future sustainability plan since the project will be finished.

BUDGET REQUEST BY SOURCE OF FUNDS

Period: July 1, 2024 to June 30, 2025

App

442nd Legacy Center

BUDGET CATEGORIES	Total State Funds Requested (a)	Total Federal Funds Requested (b)	Total County Funds Requested (c)	Total Private/Other Funds Requested (d)
A. PERSONNEL COST				
1. Salaries				
2. Payroll Taxes & Assessments				
3. Fringe Benefits				
TOTAL PERSONNEL COST				
B. OTHER CURRENT EXPENSES				
1. Airfare, Inter-Island				
2. Insurance				
3. Lease/Rental of Equipment				
4. Lease/Rental of Space				
5. Staff Training				
6. Supplies				
7. Telecommunication				
8. Utilities				
9				
10				
11				
12				
13				
14				
15				
16				
17				
18				
19				
20				
TOTAL OTHER CURRENT EXPENSES				
C. EQUIPMENT PURCHASES				
D. MOTOR VEHICLE PURCHASES				
E. CAPITAL	1,500,000			
TOTAL (A+B+C+D+E)	1,500,000			
SOURCES OF FUNDING		Budget Prepared By:		
(a) Total State Funds Requested	1,500,000	Melvin Y. Kaneshige (808) 223-9786		
(b) Total Federal Funds Requested		Name (Please type or print) Phone		
(c) Total County Funds Requested		<i>Melvin Y. Kaneshige</i> 1/18/24		
(d) Total Private/Other Funds Requested		Signature of Authorized Official Date		
TOTAL BUDGET	1,500,000	Melvin Y. Kaneshige President Name and Title (Please type or print)		

BUDGET JUSTIFICATION - EQUIPMENT AND MOTOR VEHICLES

Period: July 1, 2024 to June 30, 2025

Applicant: 442nd Legacy Center

DESCRIPTION EQUIPMENT	NO. OF ITEMS	COST PER ITEM	TOTAL COST	TOTAL BUDGETED
			\$ -	
			\$ -	
			\$ -	
			\$ -	
TOTAL:				0

JUSTIFICATION/COMMENTS:

DESCRIPTION OF MOTOR VEHICLE	NO. OF VEHICLES	COST PER VEHICLE	TOTAL COST	TOTAL BUDGETED
			\$ -	
			\$ -	
			\$ -	
			\$ -	
			\$ -	
TOTAL:				0

JUSTIFICATION/COMMENTS:

BUDGET JUSTIFICATION - CAPITAL PROJECT DETAILS

Period: July 1, 2024 to June 30, 2025

Applicant: 442nd Legacy Center

FUNDING AMOUNT REQUESTED						
TOTAL PROJECT COST	ALL SOURCES OF FUNDS RECEIVED IN PRIOR YEARS		STATE FUNDS REQUESTED	OTHER SOURCES OF FUNDS REQUESTED	FUNDING REQUIRED IN SUCCEEDING YEARS	
	FY: 2022-2023	FY: 2023-2024	FY:2024-2025	FY:2024-2025	FY:2025-2026	FY:2026-2027
PLANS						
LAND ACQUISITION						
DESIGN						
CONSTRUCTION		300000	1500000			
EQUIPMENT						
TOTAL:		300000	1,500,000			
JUSTIFICATION/COMMENTS:						

GOVERNMENT CONTRACTS, GRANTS, AND / OR GRANTS IN AID

Applicant: 442nd Legacy Center

Contracts Total: -

	CONTRACT DESCRIPTION	EFFECTIVE DATES	AGENCY	GOVERNMENT ENTITY (U.S./State/Hawaii/ Honolulu/ Kauai/ Maui County)	CONTRACT VALUE
1	None				
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30					

Construction Costs

Estimate by Bowers+ Kubota (see attached) - \$2,196,579.38

442nd Legacy Center

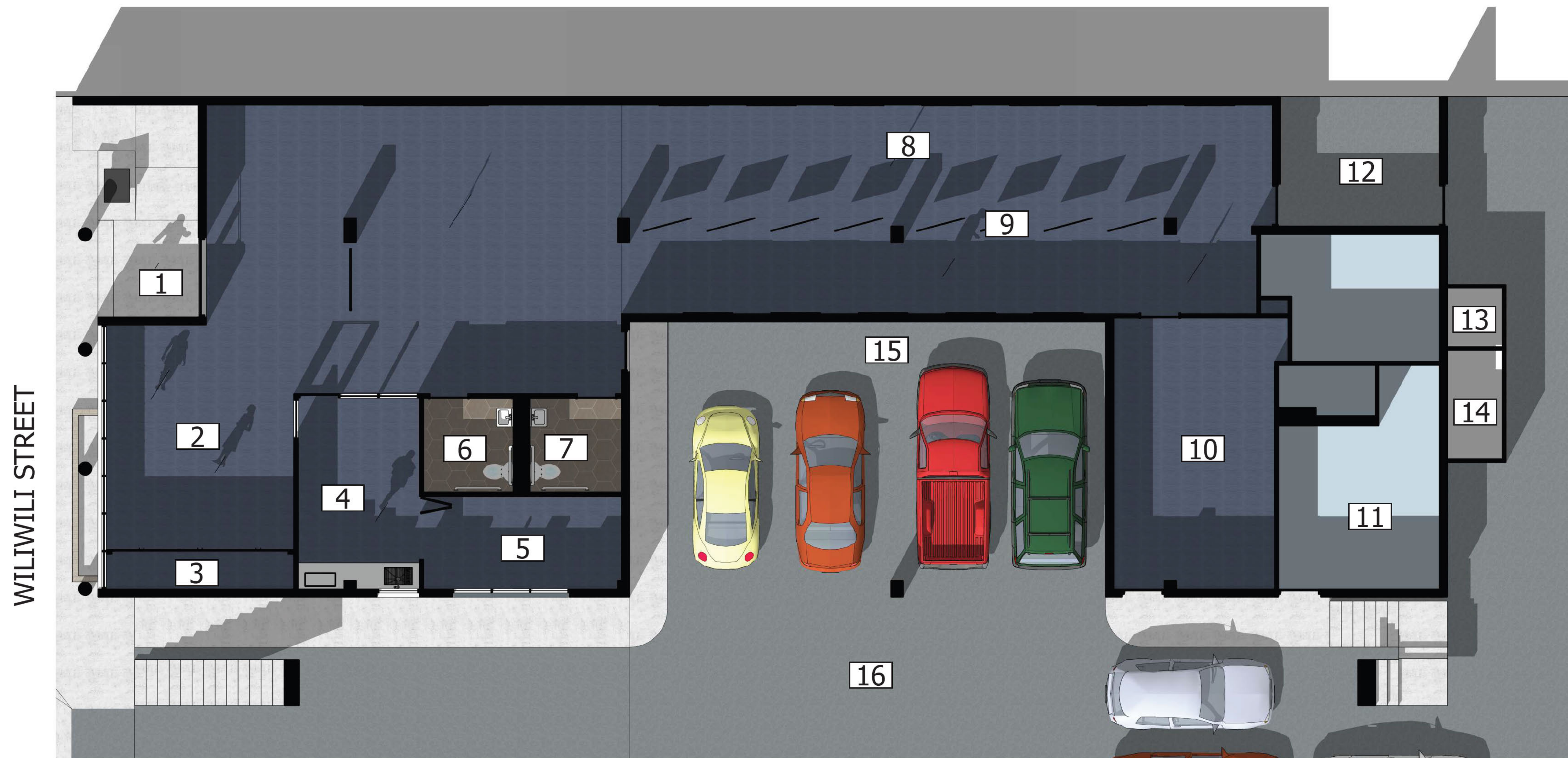
Honolulu, Oahu, Hawai'i

Opinion of Probable Cost

Total Cost

PROJECT SUMMARY

CSI		Total	Cost/SF
1	General Requirements (incl. Below)	\$0.00	
2	Existing Conditions	\$188,860.40	
3	Concrete	\$196,250.00	
4	Masonry	\$150,000.00	
5	Metals	\$172,294.80	
6	Wood & Plastics	\$18,456.00	
7	Thermal & Moisture Protection	\$57,468.75	
8	Doors & Windows	\$83,676.00	
9	Finishes	\$122,968.25	
10	Specialties	\$39,740.00	
11	Equipment	\$0.00	
12	Furnishings	\$0.00	
13	Special Construction (Environmental Allowance)	\$155,311.00	
14	Conveying Systems	\$0.00	
15	Mechanical	\$157,491.49	
16	Electrical	\$117,000.00	
	Subtotal	\$1,459,516.69	
	General Requirements	6.00%	\$87,571.00
	Subtotal	\$1,547,087.69	
	Liability Insurance	6.00%	\$87,571.00
	Subtotal	\$1,634,658.69	
	General Contractor Fee	10.00%	\$163,465.87
	Subtotal	\$1,798,124.56	
	Contingency	15.00%	\$218,927.50
	Subtotal	\$2,017,052.07	
	Bonds	1.00%	\$20,170.52
	Subtotal	\$2,037,222.59	
	Escalation	3.00%	\$60,511.56
	Subtotal	\$2,097,734.15	
	Excise Tax	4.71%	\$98,845.23
	TOTAL ESTIMATED CONSTRUCTION COST	\$2,196,579.38	

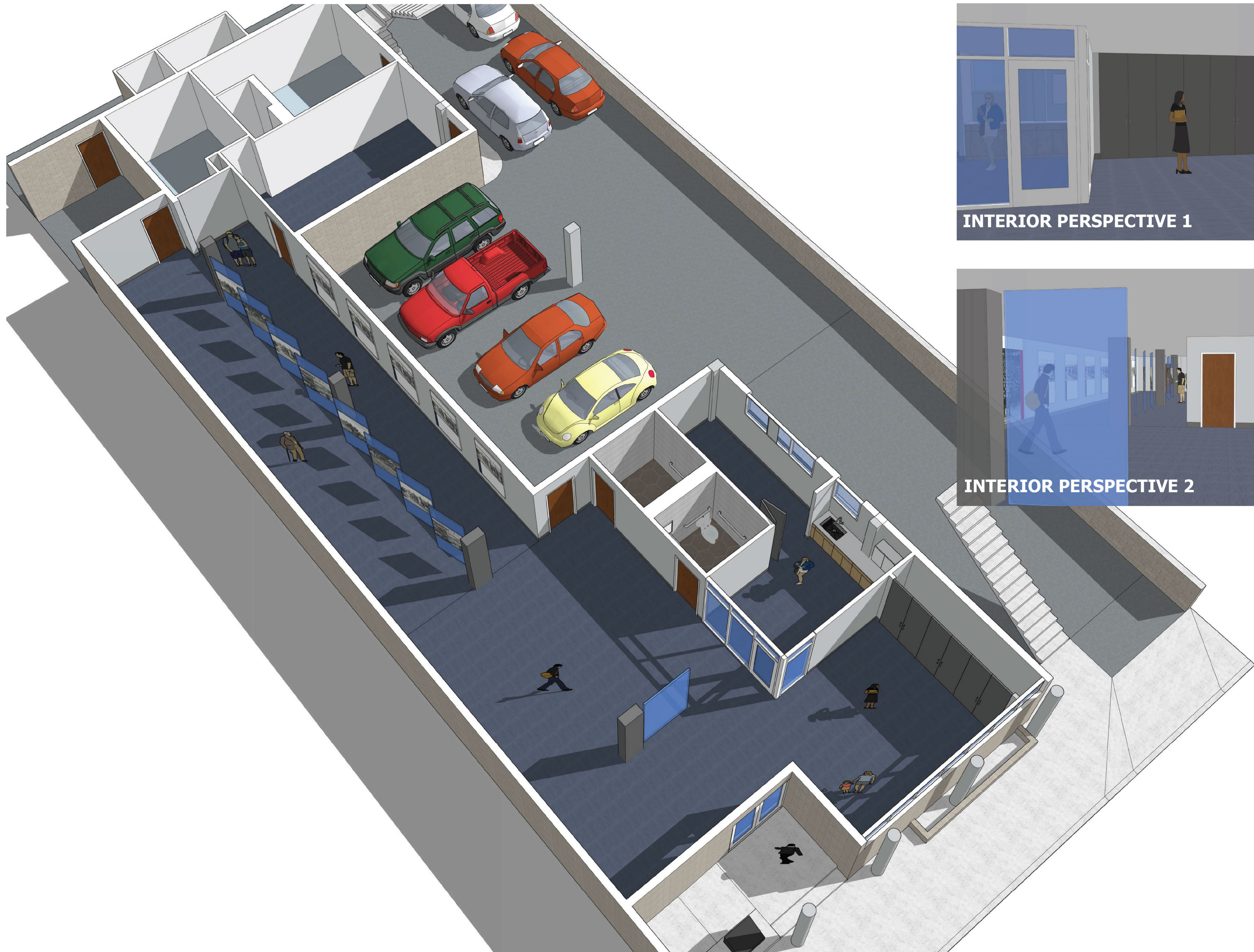


LEGEND:

- 1 MAIN ENTRY
- 2 SALES (26 SF)
- 3 STORAGE (47 SF)
- 4 ADMIN/OFFICE (146 SF)
- 5 STORAGE (119 SF)
- 6 UNISEX RESTROOM (54 SF)
- 7 UNISEX RESTROOM (54 SF)
- 8 EXHIBITION AREA (1548 SF)
- 9 DISPLAY BOARDS
- 10 ARCHIVE/STORAGE (281 SF)
- 11 EXISTING APARTMENT UNIT (364 SF)
- 12 OUTDOOR WORKSHOP (130 SF)
- 13 STORAGE (20 SF)
- 14 STORAGE (40 SF)
- 15 CARPORT
- 16 PARKING

EXAMPLE IMAGES OF DISPLAY BOARDS





INTERIOR PERSPECTIVE 1



INTERIOR PERSPECTIVE 2



INTERIOR PERSPECTIVE 1



INTERIOR PERSPECTIVE 2



442 LEGACY C