

# Panama City, FL Marina Redevelopment Project

Facility Number	Facility Name/Area Description	Floor Number	Height	Total Height	Gross Floor Area	Price/SF	Price For Each Facility
<b>West Mixed Use Complex</b>				93			
	Central Utility Plant (Includes Chiller)	1	16		5000	\$ 375	\$ 1,875,000
	Retail (Finished)	1	16		58267	\$ 140	\$ 8,157,380
	Parking Deck (green Walls & Railing)	2-7	11		281629	\$ 45	\$ 12,673,305
	Covered Apartments and Amenities	8	11		38833	\$ 225	\$ 8,737,425
	Apartments	8	22		28578	\$ 175	\$ 5,001,150
<b>Total Gross Area For Facility</b>					<b>412307</b>		
<b>East Mixed Use Complex</b>				93			
	Retail (Finished)	1	16		48890	\$ 140	\$ 6,844,600
	Central Utility Plant (Includes Chiller)	2	11		3000	\$ 375	\$ 1,125,000
	Parking Deck (green Walls & Railing)	2-7	11		216954	\$ 45	\$ 9,762,930
	Covered Apartments and Amenities	8	11		16687	\$ 175	\$ 2,920,225
	Apartments	8	22		35658	\$ 140	\$ 4,992,120
<b>Total Gross Area For Facility</b>					<b>321189</b>		
<b>East Tower Mixed Use Complex</b>				71			
	Retail (Finished)	1	16		22000	\$ 140	\$ 3,080,000
	Central Utility Plant (Includes Chiller)	2	11		2000	\$ 375	\$ 750,000
	Parking Deck (green Walls & Railing)	2-4	11		74256	\$ 60	\$ 4,455,360
	Parking Deck Spiral Ramp	2-4	11		16626	\$ 47	\$ 781,422
	Covered Apartment Parking and Amenities	5	11		16687	\$ 175	\$ 2,920,225
	Apartments & Parking Deck	2-4	11		70604	\$ 140	\$ 9,884,560
<b>Total Gross Area For Facility</b>					<b>202173</b>		
<b>South Retail Building</b>				32			
	Central Utility Plant (Includes Chiller)	2	11		1200	\$ 375	\$ 450,000
	Water Taxi Terminal	1	16		2000	\$ 400	\$ 800,000

Retail (Finished)	1	16		32500	\$	140	\$	4,550,000
Apartments and Parking Deck	2	22		70604	\$	175	\$	12,355,700
<b>Total Gross Area For Facility</b>				<b>106304</b>				

<b>Entertainment</b>			70					
Retail (Finished)	1	16		22945	\$	140	\$	3,212,300
Movie Theater (with Escalators)	2-3	32		38620	\$	300	\$	11,586,000
Apartments	4-5	11		87415	\$	140	\$	12,238,100
<b>Total Gross Area For Facility</b>				<b>148980</b>				

<b>Concert Hall</b>			70					
Existing Concert Hall and Lobby (Remodel)	1-2			53498	\$	125	\$	6,687,250
Addition	1-2			30703	\$	325	\$	9,978,475
Event Roof	3			27196	\$	235	\$	6,391,060
<b>Total Gross Area For Facility</b>				<b>111397</b>				

<b>Outdoor Theater</b>			36					
Stage and Support-Covered	1			4050	\$	75	\$	303,750
<b>Total Gross Area For Facility</b>				<b>4050</b>				

<b>West event Lawn</b>				15000	\$	33	\$	495,000
<b>Total Gross Area For Facility</b>				<b>15000</b>				

<b>Marriott Hotel</b>			80					
1st Floor	1	16		13870	\$	200	\$	2,774,000
2-6 Floors	2-6	12		92115	\$	200	\$	18,423,000
Pool Deck	1			7845	\$	12	\$	94,140
Swimming Pool	1			4650	\$	100	\$	465,000
<b>Total Gross Area For Facility</b>				<b>118480</b>				

<b>Hilton</b>			80					
1st Floor	1	16		13870	\$	200	\$	2,774,000
2-6 Floors	2-6	12		92115	\$	200	\$	18,423,000
Pool Deck	1			9180	\$	12	\$	110,160

Swimming Pool	1			3217	\$	100	\$	321,700
<b>Total Gross Area For Facility</b>				<b>118382</b>				
<b>Guest Services</b>			32					
Lower Parking Deck	1	16		22252	\$	60	\$	1,335,120
Guest Services	1	16		13939	\$	300	\$	4,181,700
Shade Sail Esplanade				36000	\$	50	\$	1,800,000
<b>Total Gross Area For Facility</b>				<b>72191</b>				
<b>Marina Complex</b>			32					
Retail (Finished)	1	16		8380	\$	140	\$	1,173,200
Restaurant/Lounge	2	16		5525	\$	225	\$	1,243,125
Outdoor Patio	2			5774	\$	83	\$	479,242
<b>Total Gross Area For Facility</b>				<b>19679</b>				
<b>Marina Store</b>			44					
Retail	1-2	16		12547	\$	140	\$	1,756,580
Café	3	12		3535	\$	225	\$	795,375
Rooftop Patio	3			453	\$	80	\$	36,240
<b>Total Gross Area For Facility</b>				<b>16535</b>				
<b>Restaurant #3</b>			32					
Restaurant	1	16		2296	\$	225	\$	516,600
Rooftop Lounge	2	16		2296	\$	125	\$	287,000
<b>Total Gross Area For Facility</b>				<b>4592</b>				
<b>The Lighthouse</b>			101					
Retail (Finished)	1	16		2830	\$	140	\$	396,200
Covered Observed Deck	2	16		2830	\$	75	\$	212,250
Lighthouse Tower (Special Construction)	3-10	10		4560	\$	400	\$	1,824,000
Upper Observation Deck	10			789	\$	30	\$	23,670
Beacon	11	12		550	\$	100	\$	55,000
<b>Total Gross Area For Facility</b>				<b>11559</b>				

<b>Commercial Building TBD</b>			28			
First Level	1	16		4650	\$ 275	\$ 1,278,750
Second Level	2	12		5035	\$ 225	\$ 1,132,875
<b>Total Gross Area For Facility</b>				<b>9685</b>		

<b>Restaurant #5</b>						
Lobby & Restaurant	1	16		4987	\$ 225	\$ 1,122,075
Restaurant	2	16		3663	\$ 225	\$ 824,175
Outdoor Patios	1-2			2001	\$ 83	\$ 166,083
<b>Total Gross Area For Facility</b>				<b>10651</b>		

**Estimated Cost for Panama City Marina Redevelopment Project** **\$ 217,032,597**

Estimated A/E Fees	6%	\$ 13,021,955.82
Construction Manager Fee	9%	\$ 19,532,933.73
Construction Contingency	5%	\$ 10,851,629.85

**Grand Total** **\$ 260,439,116**