

**Table 3 – Site Comparisons
Alternative One-Stop Sites for Lease**

Location	413 S. Main St.	3335 N. Main Terrace		
Parcel Number	12866-000-000 & 12865-000-000	08210-004-002		
Owner	St. Francis House, Inc.	Rajae & Pourzadeh, LLC		
Parcel Size	1.04 ac. + 0.18 ac.	0.92 ac.		
Zoning	CCD	I-2		
Current Use	Homeless Shelter & Soup Kitchen	Vacant Buildings		
Proximity to Existing Residential	<1 block	<1 block		
Proximity to Schools	Approx. 1.2 mi.	Approx. 1.3 mi.		
Distance to RTS Transfer Station	3 blocks	Approx. 2.7 mi.		
Access	Paved Streets	Paved Streets		
Public Transportation	Various RTS Routes (3 blocks or less)	RTS Route 15 (NE 39 th Ave.) (0.5 mi.)		
Utilities Available	Electric, Water, Sewer & Gas	Electric, Water, Sewer & Gas		
Comments	13,000 s.f. building. Currently functions as a full-service shelter & soup kitchen.	5,000 s.f. & 12,500 s.f. buildings. Scheduled to be rezoned PD.		
Purchase/Lease Cost	Lease: \$3,000/mo.	Lease: \$6,828/mo.		
Other Costs	Utilities: \$2,000/mo.	Renovations: \$306,600 Sidewalks: \$200,000		
Total Costs	\$600,000 (10 years)	\$1,325,960 (10 years)		
Timeline	Can be occupied immediately.	Construction/Renovations: 8-10 months		

(8/13/08)