

## 8. Next Steps

This Master Plan is a living document that represents the community's vision at this stage of revitalization. Many steps must now be taken in order to implement the vision. These steps are anticipated to take a number of years to realize. Below are some initial assumptions about the necessary actions to realize the plan.

### Next Steps

- Funding Authorization
- Initiate CEQA
- Design Development Phase I
  - ◊ Surveys
  - ◊ Coordinate with SMUD
  - ◊ Coordinate with RT
  - ◊ Coordinate with Sacramento Metropolitan Arts Commission
  - ◊ Coordinate with Wet and Dry Utilities
- Initiate Design
- Approval of Design Development documents
- Prepare Contract Documents
- Bidding

### Budget Summary

MLK Streetscape Improvements	\$5,944,500
21st Avenue Improvements	\$294,000
Community Center Plaza & Street Realignment	\$1,116,000
21st Avenue Gateway	\$66,000
Broadway Gateway	\$80,000
Fruitridge Gateway	\$30,000
Community Garden	\$150,000
Memorial Park (MLK & 12/14th)	na
24 Ave. Park	na
Temple Park Improvements	na
12th Avenue Gateway	na
Subtotal	\$7,680,500
Art in Public Places @ 2% (of hard costs)	\$150,940
<b>Total</b>	<b>\$7,831,440</b>
Utility Undergrounding Option (incl. 2% APP)	<b>\$2,295,000</b>
<b>Total with Option</b>	<b>\$10,126,440</b>

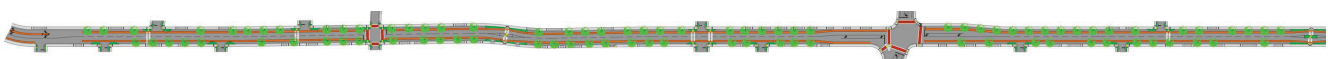


## Phasing

### Phase I

- MLK Streetscape Improvements from Broadway to 12th/14th Avenue
- MLK Streetscape Improvements from 12th/14th Avenue to 21st Avenue
- Community Center Plaza & Street Realignment
- 21st Avenue Bulb-outs, Crosswalk Enhancements and Acorn Streetlights
- Gateway at 21st Avenue
- Gateway at Broadway
- Gateway at Fruitridge
- Community Garden
- Negotiate with property owners for the acquisition of key opportunity sites

Project	Cost
Broadway to 12/14th Streetscape	\$2,041,500
12/14th to 21st Streetscape	\$1,626,000
Community Center Plaza & Street Realignment	\$1,116,000
21st Avenue Improvements	\$294,000
21st Avenue Gateway	\$66,000
Broadway Gateway	\$80,000
Fruitridge Gateway	\$30,000
Community Garden	\$150,000
Subtotal	\$5,403,500
Art in Public Places	\$105,400
<b>Total</b>	<b>\$5,508,900</b>
SMUD Underground Option (includes 2% art)	\$1,530,000
<b>Total with Option</b>	<b>\$7,038,900</b>



**Phase II**

- MLK from 21st Avenue to Fruitridge
- Detailed Alley Assessment and Action Plan
- Exploration and Evaluation of Park & Plaza Projects
- Assessment of Regional Transit routes for potential expansion and/or revision, depending upon feasibility and funding

Project	Cost
21st Avenue to Fruitridge Improvements	\$2,277,000
Subtotal	\$2,277,000
Art in Public Places	\$45,540
<b>Total</b>	<b>\$2,322,540</b>
SMUD Underground Option (includes 2% art)	\$765,000
<b>Total with Option</b>	<b>\$3,087,540</b>

**Phasing Totals**

Project	Cost
Phase I total	\$5,508,900
Phase 2 total	\$2,322,540
<b>Total</b>	<b>\$7,831,440</b>
SMUD Underground Option (includes 2% art)	\$2,295,000
<b>Total with Option</b>	<b>\$10,126,440</b>



