



BoomBox Adventure District

Andy Burnett

BOOMBox





N. Martin Luther King Ave.

NE 63rd St.

BOOMBOX



10

Hard Surface
Volleyball Courts



Restaurant | Bar



5

Outdoor Sand
Volleyball
Courts

8

Indoor Sand
Volleyball
Courts



DONATOS
PIZZA



16

Indoor
Pickleball
Courts

4

Outdoor
Pickleball
Courts

1

Bar &
Restaurant







The Social Pickleball Complex Concept



The Social Pickleball Complex Concept

Financials

Sources		Uses	
Debt	5,555,000	Land	1,500,000
Equity	4,545,000	Volleyball	7,500,000
Total Sources	10,100,000	Billboard	300,000
		A&E / Soft Costs	800,000
		Total Uses	10,100,000

Financials

Project Analysis

12-year Average Cash-on-Cash

- Without TIF = 4.4%
- With TIF = 9.7%

TIF Request

- 100% of ad valorem generated by the project for 7 years, \$1,500,000