



LivingWell Collection

Orange Village



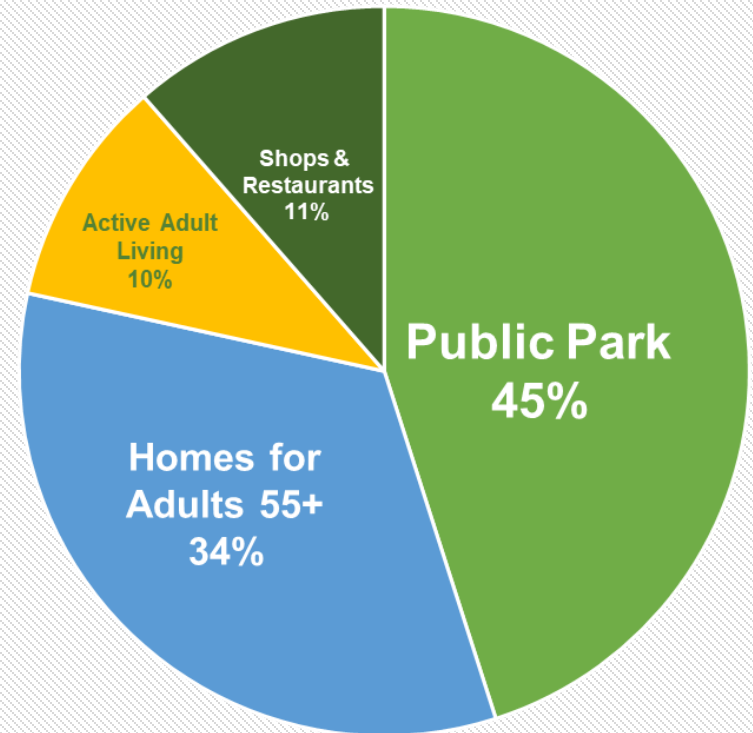


Proposed Site Makeup

LivingWell Collection will have 4 principal components:

1. Public Park – approx. 37 acres
2. Active Adult 55+ Living – approx. 8 acres
3. Homes for Adults 55+ – approx. 29 acres
4. Shops & Restaurants/Commercial – approx. 9 acres

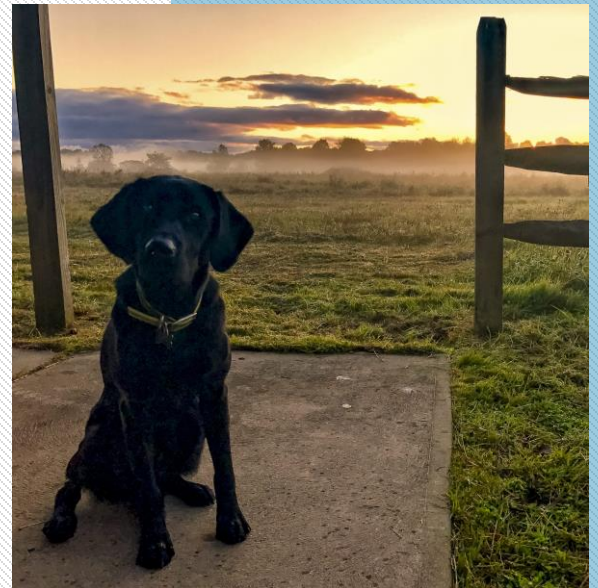
[Click here for the LivingWell Collection website!](#)



60% of the site will remain green space!

Component 1: Public Park

- With approximately 37 acres of the site (nearly half), Western Reserve Land Conservancy will construct a public park with walking/biking trails.
- Western Reserve has conserved 70,000 acres of land on over 800 properties.
- As the most highly regarded conservation group in Northeast Ohio, they are uniquely qualified to construct this park as well as act as stewards once the park is complete.



Western Reserve
Land Conservancy

land • people • community

Component 2: The V Living Experience Active Adult Living

Live Well

Our Active Adult, 55+ lifestyle community promotes wellness and provides a safer, more enjoyable social home with amenities. It is our mission to meet the social and emotional needs of our residents.

Worry-Free Services & Amenities

- Scheduled housekeeping and linen service
- Pet-friendly environment with support service
- Integrated activities and amenities (excursions, nightly programs, outdoor activities, etc.)
- Fully-equipped kitchens
- Coffee bar
- Outdoor pool
- Fitness center with exercise programs & yoga classes
- Full-service spa
- Demonstration kitchen/private event space
- Pickleball & bocce



Active Adult Living



Active Adult Living Meeting Room



Active Adult Living Lobby



Active Adult Living Library



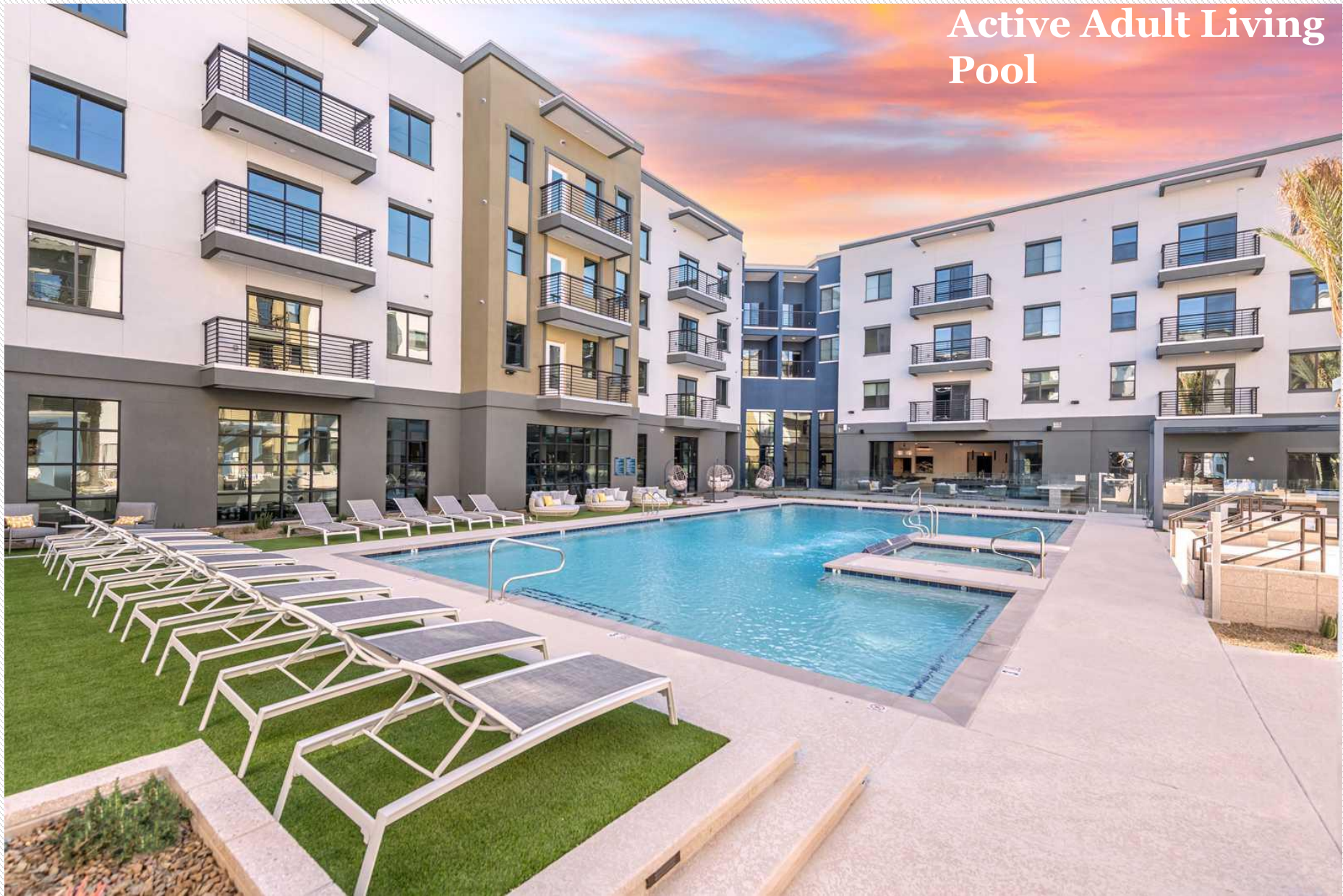
Active Adult Living Theater



A large, modern living area with a pool table, seating, and dining area. The room features a large pool table in the foreground, a seating area with a fireplace and TV in the background, and a dining area with a round table and chairs to the right. The space is well-lit with large pendant lights and has a carpeted floor.

Active Adult Living Game Area

Active Adult Living Pool



Active Adult Living Putting Green

Active Adult Living Bocce



Active Adult Living Pickleball



Component 3: 55+ Age-Restricted For Sale Housing

- High end, single-family homes featuring open floor plans and park views.
- Pricing starting at \$500,000+.
- Homeowners will have access to the amenities and social programs of The V Living Experience.



55+ Age-Restricted For Sale Housing



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55+ Age-Restricted For Sale Housing



Component 4: Commercial Uses



Potential Uses:

- Quality Dining
- Specialty Shops
- Spa/Salon
- Veterinarian
- Preschool
- Coffee Shop
- Medical Office
- Orthodontist
- Bank

Economic Impact

	Annual			Over 30 Years		
	<u>Village</u>	<u>Orange Schools</u>	<u>Total</u>	<u>Village</u>	<u>Orange Schools</u>	<u>Total</u>
Estimated Current Taxes						
Property Taxes	\$ 1,266	\$ 8,291	\$ 9,557	\$ 42,435	\$ 277,634	\$ 320,069
Village Income Taxes	\$ 1,600	\$ -	\$ 1,600	\$ 48,000	\$ -	\$ 48,000
Total	\$ 2,866	\$ 8,291	\$ 11,157	\$ 90,435	\$ 277,634	\$ 368,069
New Village Tax Revenues						
Property Taxes	\$ 605,027	\$ 1,110,777	\$ 1,715,804	\$ 18,431,384	\$ 35,490,094	\$ 53,921,478
Resident/Employee Income Taxes	\$ 291,300	\$ -	\$ 291,300	\$ 9,516,150	\$ -	\$ 9,516,150
Construction Payroll (One Time)				\$ 777,150*	\$ -	\$ 777,150
Total	\$ 896,327	\$ 1,110,777	\$ 2,007,104	\$ 28,724,684	\$ 35,490,094	\$ 64,214,778

*One time during construction period

LivingWell Collection will generate an estimated \$2 Million in tax revenue for Orange Village, with the majority going to Orange Village Schools.