

October 30, 2015

Mr. Jason Thompson
Thompson Management, Inc.
Dba McDonald's
P O Box 64228
Colorado Springs, Colorado 80962

Re: South Nevada Avenue - Urban Renewal Plan / Proposed Business Improvement District

Dear Mr. Thompson:

As you may be aware, the Colorado Springs Urban Renewal Authority has approved a plan for Urban Renewal of the South Nevada Avenue corridor. Your property lies within the boundary. Significant public improvements are proposed within the boundary which will support new retail and multifamily developments planned for the area and provide a direct benefit to your property.

Given the extraordinary costs associated with the enhanced public infrastructure, streetscape, landscaping and roadway improvements, The Equity Group is proposing to establish a Business Improvement District – ***Creekwalk Marketplace Business Improvement District*** - which will facilitate and finance some of these public improvements and which will provide future maintenance functions within the urban renewal boundary.

We are proposing to include your property, as well as all commercial property with frontage on or direct access to South Nevada Avenue, within the Business Improvement District. We believe that our proposed Business Improvement District will most fairly allocate future public improvement costs across those businesses that will benefit directly from the urban renewal plan. We encourage you to contact us if you have any questions relating to our proposal.

Sincerely,

Danny Mientka
Principal
The Equity Group LLC