

May 10, 2006

MEXI II, LLC
D/B/A/ MEXICALI ROSE
802 ATLAS AVENUE
MADISON, WI

LAND USE APPLICATION

LETTER OF INTENT

Mexicali Rose Restaurant will serve food and alcoholic beverages. MEXI LLC will take occupancy of the property on June 1, 2006. The restaurant will open approximately July 13, 2006. The facility has operated as a restaurant since 1972 as the Pig's Ear and recently, CJ's. There will be a new veranda added to the front of the building that will have food and beverage service. This deck is not enclosed. There will be extensive landscaping around the veranda and parking lot to create a garden atmosphere.

Terry Kolberg is the architect for the new veranda. Upon approval we will hire contractors to complete the project.

We operated Mexicali Rose Restaurant in Lake Delton from 1979 to 1999. In 2000 we opened Mexicali Rose in Wisconsin Dells where we are currently in operation twelve months of the year.

We have submitted plans that reflect parking spaces and the proposed veranda that will include new stairs and a handicap ramp.

Mexicali Rose in Madison will operate from 7am to bar closing, seven days a week.

The operators will be Tom and Jenny Clarkson, and their son-in-law and daughter, Dax and Jody Bakken.