

**Letter of Intent: 1401 Emil Street**

Our intent is to use the existing Drive-Thru that was previously approved and built per the attached approved site plan. The existing building 1401-1403 Emil Street is currently built with the Drive Thru per the approved plans, which was completed approximately 3 years ago. Do to unforeseen circumstances our intended tenant never moved in and the 1401 space has been for lease ever since then. Recently we realized while working with a new potential tenant when they had brought it to our attention that our Conditional use had expired because the space was never occupied. What we are asking/requesting is that our original Conditional Use for Drive Thru be granted and approved again in order for us to use and lease the space for it's intended use and to secure a interested long term tenant for this location and eliminate the current vacant dark box.

The likely occupants previously approved use will remain the same and would likely be food related use with drive-thru and indoor/outdoor seating. Said retailer would have expected operation hours 24 hours a day, 7 days a week. We will also be exploring other retail users based on any other interested users for this location if the current interested user was to not move forward.

Owner: Scott Faust

Construction Jobs Created: for interior build outs would be about 20 employees used throughout the construction phases

Possible New Job Creation: 15 new jobs, including employees hired to staff new retail establishments

The project will bring one new businesses to the area and create 35 full or part time jobs through construction and the anticipated retail work force.

Scott Faust

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9/16/16