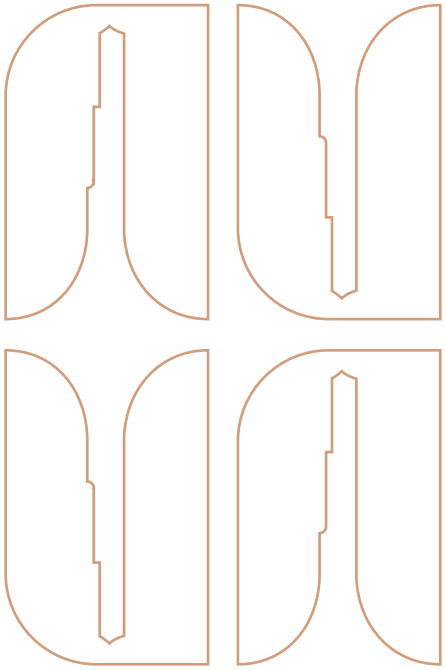
CONFIDENTIAL. *Refer to the accompanying redacted copy and FOIL Statement of Necessity.*

SUBMIT EVALECONSLRR1. AVENIR.LOCATION

The following information related to the land of the proposed gaming facility including, but not limited to, the following (Image files should be submitted separately):



- The address, legal description, maps, book and page numbers from the appropriate registry of deeds for the location of the Applicant's gaming facility. (.Description)
  Response:
  Please refer to the document titled "evaleconslrr2.Avenir. Description" for information on legal, address, block & lot numbers, and copies of deeds.

- The assessed value of each parcel of the land for the proposed gaming facility and of the existing facilities, improvements and infrastructure thereon, if any, as of the time of the Application. (.AssessedValue)
  Response:
  Please refer to the document titled "EvalEconSLRR3.AVENIR.AssessedValue" for "Tentative" 2025-2026 Assessed Values, and "Final" 2024-2025 Assessed Values, each for Lots 1 & 30.

- A schedule of the real estate taxes paid on such property for the past 5 years. (.RealEstateTax)
  Response:
  Please refer to the document titled "EvalEconSLRR4.AVENIR.RealEstateTax" for a Schedule of Real Estate Taxes paid on this property, consisting of Block 1069, Lot #1, and Lot #30, for the last 5 years, totaling $9,844,485.82.

- A description of, and aerial and surface photography (.AerialSurface) demonstrating, the salient topographic, geographic, and vegetative characteristics of the land for the proposed gaming facility as well as any significant existing facilities, improvements or infrastructure thereon.
  Response:
  Please refer to the document titled "EvalEconSLRR5.AVENIR.AerialSurface" for Site Aerial Map and Context Map, along with photos of current conditions on the site.

- Schematics/maps of topographical, geographic and vegetative features and facilities, improvements and infrastructure; schematics/maps illustrating (in scale) the relationship to surrounding development and infrastructure. (.SchematicsMaps).
  Response:
  Please refer to the document titled "EvalEconSLRR6.AVENIR.SchematicsMaps" for Site Aerial, Site Boundary, Site Contour, and Neighborhood Aerial Map, along with Skyline Context and Land Use Diagrams.

- A reasonably detailed description, including the dimensions and total acreage, and provide a schematic/map illustrating the boundary of the area of the land constituting the Project Site. An Application is for one Gaming Facility. If an Applicant's property comprises two non-contiguous parcels, gaming will be allowed on only one parcel. (.DimensionsTotalAcreage)
  Response:
  Please refer to the document titled "EvalEconSLRR7.AVENIR. DimensionsTotalAcreage" for Site Survey with total Acreage and Dimensions, along with a Topographic & Utility Plan, and Easement Plan.
  Site Area is 91,856 square feet, or 2.10872 Acres.

- A description of any geological or structural defect of the Project Site, and include a description of the engineering, design, and construction plans to remedy the defect. Indicate whether or not any of the Project Site is proposed to be located in a floodplain and, if so, include a description of the flood history of the site. (.Defect).
  Response:
  There are no known geological or structural defects on the site. The site has previously been remediated of Brownfield contamination, and has been excavated down to bedrock levels. Please refer to the document titled "EvalEconSLRR8.AVENIR.Defect" indicating the site is not within the floodplain, and for other easement information.

- Links to any Phase I and II reports or any other investigations of site, sub-surface, geotechnical or environmental conditions or hazardous materials that have been completed relating to the condition of the Project Site (.Environment).
  Response:
  Please refer to the document titled "EvalEconSLRR9.AVENIR.Environment" for information on current remediated site conditions, and links to various Phase I and Phase II Reports.

- A description of all ownership interests in the land for the past 20 years, including all easements, options, encumbrances, and other interests in the property… (.LandOwnership)
  Response:
  Please refer to the document titled "EvalEconSLRR10.AVENIR.LandOwnership" for description of ownership interests. This Land will be conveyed to the entity formed for the development of the Avenir.

- Any lease, deed, option, or other documentation and provide an explanation as to the status of the land upon which the proposed Gaming Facility will be constructed. If the Applicant does not currently possess an ownership interest in the land, provide an agreement and description of its plan as to how it intends to own or acquire… within 60 days after a License has been awarded, the land where the Gaming Facility is proposed to be constructed. Further, state whether the land that the Applicant purchased or intends to purchase is publicly owned. (.DeedLeaseOption)
  Response:
  Please refer to the document titled "EvalEconSLRR11.AVENIR.DeedLeaseOption". The Land is currently owned by the Applicant.

- The total amount the Applicant has spent or proposes to spend to acquire or occupy the land for the proposed Gaming Facility. If other than a lump sum, provide a table indicating the amount spent or proposed to be spent in each year. If different from the amount spent, describe Applicant's total investment in the land. (.TotalAmount)
  Response:
  Please refer to the document titled "EvalEconSLRR12.AVENIR.TotalAmount" for information on original purchase and subsequent transfer of the original ownership to the joint venture ownership.