

LAKE BAY BEACH HOTEL

OCTOBER 18/2006

MEETING 54 PEOPLE

3 STORIES 120 UNITS EMPLOYEES 100 TO 120 PEOPLE
KEEP EXISTING ENTRANCE = NOW 50 ROOMS =
UNDERGROUND - ENTRANCE FOR TOUR DEES

ACCESS TO WATERFRONT
ADDITIONAL GARDENS
ADDITIONAL VIEWS

QUANTITY SURVEY - FOR MARKET WOB A BUSINESS PLAN
- BANKS
- LENDORS
- MARKET WOB

TIME 18 MONTHS - 2 YEARS
START JAN/2006

ZONED R-3 CONDOMINIUM
OPERATIONS NOW - AS OWN - CONFORMING HOTEL

90,000 sq ft revenue producing
~~135,000~~ 135,000 sq ft - corridors elevators

160,000 sq ft with parking