

INFO PROVIDED BY THE APPLICANT

Group 1

DUNHILL PROPERTY MANAGEMENT

Commercial Brokerage & Investments

April 8, 2009

To Whom It May Concern:

As a property manager of Dunhill Partners, Inc. and Dunhill Property Management, Inc. please allow the following to be entered on behalf of LINCOLN DUNHILL LLC

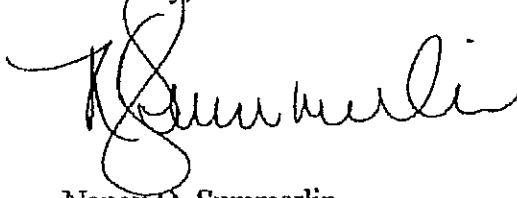
The general partner for Lincoln Dunhill LLC is William L Hutchinson. On the 19th of February, Bill instructed me to send his letter to the tenants giving them the facts about La Bare becoming a tenant and how the decision was reached. We mailed the attached letter to the specified correspondence address in the lease file.

Between the two managers and Bill, we received calls from less than one third of the tenants. Once we discussed La Bare and details such as hours of operation, prospects for improving retail activity in the center, there were only a small number opposing the prospects.

In the process of evaluating and protecting the LINCOLN VILLAGE asset, Mr. Hutchinson insisted on *the inclusion of a kick-out clause* in the La Bare lease. Rest assured, Dunhill Partners has confidence in the La Bare owners and managers, however the clause is there to give confidence to the owners and tenants.

Please do not hesitate to contact me should there be any questions or clarifications needed. My office number is 214-261 9593 or by internet nsummerlin@dunhillpartners.com.

Sincerely,



Nancy Q. Summerlin
Property Manager
Lincoln Village Shopping Center
Dunhill Property Management, Inc.

DUNHILL PROPERTY MANAGEMENT

Commercial Brokerage & Investments

February 19, 2009

Re: Lincoln Village Shopping Center Tenant Update

Dear Lincoln Village Tenants:

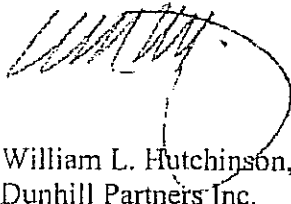
We would like to bring you up to date with current facts regarding the La Bare Club lease for the vacancy at the north end of the shopping center. Hopefully, this letter will address certain concerns and discussions that we have heard from a few of our tenants.

Several months ago we were faced with the decision of whether to go forward with the approval process. The impact of several years of construction along I-35, the decline in retail growth in this part of Austin, combined with the growing challenge of attracting viable tenant prospects has prompted us take a serious look at every prospect. The La Bare Club is privately owned and has been operating very successfully in many major cities across the country for over 25 years and should not be compared to other adult-oriented businesses. Simply stated, La Bare has been a fun place for the ladies to go for special events and bridal parties with an upscale approach. It is not a nude or topless bar establishment as some rumors have been stating. Additionally, it will only be open in the evening and will not impact anyone during the day.

Rest assured we have done our homework, the impact this business has in areas where they do business, and we find the perception has been positive. We believe that bringing in a strong tenant will increase activity throughout the shopping center and bring new customers to dine and shop as a result, helping all our tenants at Lincoln Village.

If you have additional questions you would like to discuss, please do not hesitate to call me personally or the property managers at Lincoln Village, Steve Hagara and Nancy Summerlin.

Sincerely,



William L. Hutchinson, President
Dunhill Partners Inc.

Davcar33

From: Bill Gammon [billgammon@mac.com]
Sent: Tuesday, April 14, 2009 6:45 PM
To: Jim Herbert
Subject: Fwd: [Fwd: Follow-up] General Manager /Highland Mall
Attachments: untitled-[2].html; ATT00004.htm

Begin forwarded message:

From: kc@austinlabare.com
Date: April 13, 2009 8:56:20 PM CDT
To: billgammon@mac.com
Subject: [Fwd: Follow-up] General Manager /Highland Mall

----- Original Message -----

Subject: Follow-up
From: "Gionnette, Jeffrey M." <Jeffrey.Gionnette@ggp.com>
Date: Mon, April 13, 2009 5:13 pm
To: kc@austinlabare.com

Kevin,

It was good to meet you the other day. Thank you for stopping by and providing information/answering questions regarding LaBare. To follow up, I do not have concerns and I have not received any comments from customers or retailers regarding LaBare opening up across the street.

If you have any questions about the mall or the area, please let me know. Thanks.

Jeff Gionnette

This communication is for discussion purposes only and does not create any obligation to negotiate or enter into a binding agreement.

P Please consider the environment before printing this e-mail

Kevin,

It was good to meet you the other day. Thank you for stopping by and providing information/answering questions regarding LaBare. To follow up, I do not have concerns and I have not received any comments from customers or retailers regarding LaBare opening up across the street.


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Jeff Gionnette


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Please consider the environment before printing this e-mail


<h2>Comment Card</h2> <p>PLANNING COMMISSION <i>Bar</i> <i>Edward Jones</i></p>			
Agenda Item #: _____		Name (Please PRINT) <i>BRANDON SARUS</i>	
Please indicate your position on this item: <input checked="" type="checkbox"/> FOR <input type="checkbox"/> AGAINST <input type="checkbox"/> NEUTRAL / UNDECIDED		Address 	
Do you wish to speak on this item? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO		Email <i>brs7682@Yahoo.com</i>	
		Phone <i>979 255-2153</i>	Date <i>04/14/09</i>

<h2>Comment Card</h2> <p>PLANNING COMMISSION <i>Bar</i> <i>Brandi Shipley</i></p>			
Agenda Item #: _____		Name (Please PRINT) <i>Brandi Shipley</i>	
Please indicate your position on this item: <input checked="" type="checkbox"/> FOR <input type="checkbox"/> AGAINST <input type="checkbox"/> NEUTRAL / UNDECIDED		Address <i>1007 Water St. #106 Eastrop, Tx. 78102</i>	
Do you wish to speak on this item? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO		Email <i>brandi.k.2312@yahoo.com</i>	
		Phone <i>(512) 718-8207</i>	Date <i>4/14/09</i>

<h2>Comment Card</h2> <p>PLANNING COMMISSION <i>Bar</i> <i>Chase Bank</i></p>			
Agenda Item #: _____		Name (Please PRINT) <i>Deniss Jordan</i>	
Please indicate your position on this item: <input checked="" type="checkbox"/> FOR <input type="checkbox"/> AGAINST <input type="checkbox"/> NEUTRAL / UNDECIDED		Address <i>6406 N IH 35 AUSTIN TX 78752</i>	
Do you wish to speak on this item? <input type="checkbox"/> YES <input type="checkbox"/> NO		Email 	
		Phone 	Date <i>4/14/09</i>

Comment Card PLANNING COMMISSION <i>SBare</i> <i>Jessima</i> 	
Agenda Item #: _____ Please indicate your position on this item: <input checked="" type="checkbox"/> FOR <input type="checkbox"/> AGAINST <input type="checkbox"/> NEUTRAL / UNDECIDED Do you wish to speak on this item? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO	Name (Please PRINT) <i>Antia Robledo</i> Address _____ Email _____ Phone _____ Date _____

Comment Card PLANNING COMMISSION <i>Jessima</i> 	
Agenda Item #: _____ Please indicate your position on this item: <input type="checkbox"/> FOR <input checked="" type="checkbox"/> AGAINST <input type="checkbox"/> NEUTRAL / UNDECIDED Do you wish to speak on this item? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO	Name (Please PRINT) <i>Patti Shaw</i> Address <i>8401 Bell Mountain Dr</i> <i>Austin, TX 78730</i> Email _____ Phone _____ Date <i>4/14/09</i>

Comment Card PLANNING COMMISSION <i>SBare</i> <i>Jessima Beauty</i> 	
Agenda Item #: _____ Please indicate your position on this item: <input checked="" type="checkbox"/> FOR <input type="checkbox"/> AGAINST <input type="checkbox"/> NEUTRAL / UNDECIDED Do you wish to speak on this item? <input type="checkbox"/> YES <input checked="" type="checkbox"/> NO	Name (Please PRINT) <i>Carla Hadden</i> Address _____ Email <i>Carla-harkins@yahoo.com</i> Phone _____ Date <i>4.14.09</i>

Comment Card

PLANNING COMMISSION



Agenda Item #: _____

Name (Please PRINT)

Please indicate your position on this item:

- ☒ FOR
☐ AGAINST
☐ NEUTRAL / UNDECIDED

Do you wish to speak on this item?

- ☐ YES
☒ NO

Address

2021 Monica Lane Round Rock, TX 78664

Email

~~timothy.sims@att.net~~

Phone

512 993 7141

Date

4/14/09

Comment Card

PLANNING COMMISSION



Agenda Item #: _____

Name (Please PRINT)

Please indicate your position on this item:

- ☒ FOR
☐ AGAINST
☐ NEUTRAL / UNDECIDED

Do you wish to speak on this item?

- ☐ YES
☒ NO

Address

Ashley Dennington

Email

askden@att.net

Phone

924 5533

Date

4/14/09

Comment Card

PLANNING COMMISSION



Agenda Item #: _____

Name (Please PRINT)

Please indicate your position on this item:

- ☒ FOR
☐ AGAINST
☐ NEUTRAL / UNDECIDED

Do you wish to speak on this item?

- ☐ YES
☒ NO

Address

Kathy Hemphill

Email

~~Kathy.Hemphill@att.net~~ Graphics.com

Phone

Date

4-14-09

Comment Card

PLANNING COMMISSION



Agenda Item #: _____

Please indicate your position on this item:

- ☒ FOR
☐ AGAINST
☐ NEUTRAL / UNDECIDED

Do you wish to speak on this item?

- ☐ YES
☒ NO

Name (Please PRINT)

C. LEONARD PARTNEY

Address

Email

Phone

Date

14 APR 2009

Comment Card

PLANNING COMMISSION



Agenda Item #: _____

Please indicate your position on this item:

- ☒ FOR
☐ AGAINST
☐ NEUTRAL / UNDECIDED

Do you wish to speak on this item?

- ☐ YES
☒ NO

Name (Please PRINT)

Dell Lawhead

Address

Email

Phone

52-796-8999

Date

4-18-09

Comment Card

PLANNING COMMISSION



Agenda Item #: _____

Please indicate your position on this item:

- ☒ FOR
☐ AGAINST
☐ NEUTRAL / UNDECIDED

Do you wish to speak on this item?

- ☐ YES
☒ NO

Name (Please PRINT)

JOSE HENRIQUEZ (MONTANA)

Address

Email

Phone

(572) 413 87 25

Date

Comment Card

PLANNING COMMISSION



Agenda Item #: _____

Please indicate your position on this item:

- ☒ FOR
☐ AGAINST
☐ NEUTRAL / UNDECIDED

Do you wish to speak on this item?

- ☐ YES
☒ NO

Name (Please PRINT)

Darlene Paraguya

Address

Email

Phone

Date

Comment Card

PLANNING COMMISSION



Agenda Item #: _____

Please indicate your position on this item:

- ☒ FOR
☐ AGAINST
☐ NEUTRAL / UNDECIDED

Do you wish to speak on this item?

- ☐ YES
☒ NO

Name (Please PRINT)

Ashley Williams

Address

925 225 Big Oaks Dr.
Crown Point TX 78039
Kingsland

Email

Phone

830-798-8681

Date

4-14-09

Comment Card

PLANNING COMMISSION

BBare Golds Gym



Agenda Item #: _____

Please indicate your position on this item:

- ☒ FOR
☐ AGAINST
☐ NEUTRAL / UNDECIDED

Do you wish to speak on this item?

- ☐ YES
☒ NO

Name (Please PRINT)

Daniel Baldivia

Address

*6406 N. IH-35
Austin TX 78752*

Email

~~dbaldivia@golds-gym.com~~

Phone

512-467-1900

Date

4-13-09

Comment Card

PLANNING COMMISSION

BBare



Agenda Item #: _____

Please indicate your position on this item:

- ☒ FOR
☐ AGAINST
☐ NEUTRAL / UNDECIDED

Do you wish to speak on this item?

- ☐ YES
☒ NO

Name (Please PRINT)

Monarch Event Center

Address

*6406 N IH 35 #3100
Austin TX 78752*

Email

~~info@monarcheventcenter.com~~

Phone

512-371-1711

Date

4/13/09

Comment Card

PLANNING COMMISSION

BBare Archive Lounge



Agenda Item #: _____

Please indicate your position on this item:

- ☒ FOR
☐ AGAINST
☐ NEUTRAL / UNDECIDED

Do you wish to speak on this item?

- ☐ YES
☒ NO

Name (Please PRINT)

Jenna House

Address

6406 IH 35 N Suite 1600

Email

~~archivejs@archive.com~~

Phone

512-452-1114

Date

4-8-2009