

Foundation Properties LLC  
717 Riverside Drive unit 805  
Memphis, TN 38103

San Juan County

Dear San Juan County,

This Letter of Intent sets forth the interest of Foundation Properties LLC regarding the property located at La Sal Juncartcel A, B, C, D per survey tax ID # 29S23E043600 and 29S23E0500000. This letter outlines our intentions with the property:

1. This property will serve as a firefighting/utility and personal helicopter operation with no more than three company helicopters anticipated.
2. It will not be used for tour operations.
3. In the event of an active firefighting operation nearby, other helicopters may temporarily refuel and base on-site.
4. The existing building on the property will undergo modifications to add a larger garage door. This building will be used for storage and light helicopter maintenance.
5. The proposed buildings on the property will be dedicated to helicopter firefighting, helicopter utility, search and rescue operations, and personal storage. We are committed to ensuring that these structures blend aesthetically with the surrounding landscape.
6. There will be housing for employees on the premises; we have no intention of using this property for overnight rentals.
7. The initial operation will involve two employees, with a total of 8-10 anticipated in the coming years.
8. Hours of operation will be dictated by emergencies, fires, and search and rescue missions, which can occur at any time. There is no fixed schedule, with possibly one company flight every two days once the company is fully operational after a few years. Utility work typically occurs at varying intervals and not near the permanent base of operations.
9. Takeoffs and landings will be subject to weather conditions, and helicopters will take off from the designated helipad rather than the runway. Regular flight paths will not overfly any of the community buildings or homes.
10. Outdoor lighting will be equipped with motion sensors and timers to eliminate light pollution.
11. Our primary intention is to enhance the value of this property, add revenue to our county, support the community with firefighting, search and rescue, and utility operations. We understand the concerns of the local community and are committed to working closely with San Juan County, and directly with the community to maintain the integrity, peace, and beauty of the area we call home.

Sincerely,

Foundation Properties LLC