

AMENDMENT NO. 1

TO THE

LETTER OF INTENT BY AND BETWEEN ST. HELENS AND PROJECT ARCADIA (“LOI”)

Related St. Helens Industrial Business Park - Site: A Portion of Parcels 22 and 23 and Right OF First Refusal for Adjacent Plots

Dated April 24, 2024

The City of St. Helens (“Seller”) and Project Arcadia (“Purchaser”) both agree to amend the above described LOI, effective as of the date below, as follows: Seller has agreed not to market or offer the Premises for sale to any third party until after August 31, 2024. In no event shall this amendment to the LOI be deemed to waive Seller’s right under the “Escrow and Title Company” section of the LOI to end negotiations of the P&S Agreement in its sole business discretion (including prior to August 31, 2024).

No other amendments are made to the LOI pursuant to this agreement.

AGREED AND ACCEPTED:

SELLER

City of St. Helens

By:

Title:

Date: July 24, 2024

AGREED AND ACCEPTED:

PURCHASER

Project Arcadia

By:



Title: Partner

Date: July 24, 2024