

MJDC AOA, LLC

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December 12, 2018

Bob Wojcik, AICP
City of Fort Lauderdale Community Redevelopment Agency
914 Sistrunk Boulevard, Suite 200
Fort Lauderdale, Florida 33311

Re: Jamaican Jerk Shack/Cravemadness, LLC/Concessions in Lease and Build Out

Dear Bob:

This correspondence is a confirmation of concessions that were negotiated by either the City of Fort Lauderdale Community Redevelopment Agency or by representatives of the tenant, Cravemadness, LLC in connection with the lease and build out of a 1,750 square foot restaurant to be located at Shoppes On Arts Avenue.

The concessions provided are as follows:

1. The base rent for the first lease year is \$53,593.26 which is an effective base rent in the first lease year of \$30.62 per square foot. The landlord has several tenants which pay \$40.00 or greater per square foot.
2. In the first lease year, the tenant receives 45 days of base rent free occupancy.
3. Landlord is providing at no charge to tenant one handicapped bathroom.
4. Landlord is providing at no charge to tenant a 5 ton package condensing unit installed.

If you have any further questions about the concessions provided by the landlord, please do not hesitate to contact me.

Sincerely,

MJDC AOA, LLC



Milton L. Jones
Managing Member

cc: Christine Mills, Manager, Cravemadness, LLC