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Island Roots Farmer's Market Co-operative
Larry Whaley –President

Dear Larry:

I received your letter and MOU dated January 13th and I am somewhat confused by it. Although I was not in attendance at this meeting I have spoken with VIEX representatives that were. I believe there has been some confusion or misunderstanding on IRMC's role will be with our new building. I have reviewed previous meeting minutes and hopefully I can clear up the confusion so both organizations can move forward.

The VIEX is not looking for a partnership with IRMC. I believe in previous meetings there was some desire to partner on this venture however when IRMC decided to go forward on its own, VIEX moved on in its planning process and canvassed other groups to participate in our building.

We have now developed a plan whereby we own the building and are looking for long and short term tenants. We mentioned that the NKC will be one of our long term renters and we have asked them to provide alterations that we may accommodate for their storage facility needs. We did advise the NKC that any alterations would need to be funded by them if they want exclusive rights to that storage area. But, the area would still be under our control and design. We offered the same to IRMC. We may look at accommodating some of the IRMC needs but there would be no permanent structures and any alterations could not interfere with our ability to rent out the space to other tenants.

We requested that you provide us with a plan of use for our facility and an idea of how many days, hours you would need. Until we have an idea of your needs we are unable to offer you any tenancy. We did not in any way offer you exclusivity to one of the wings.

To summarize VIEX is not interested in a partnership with IRMC, but rather a Tenant/Landlord agreement.

I trust this clears up any confusion and outlines exactly what the VIEX is prepared to offer.

Respectfully

Lynn Haley
President Vancouver Island Exhibition
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