

July 18, 2022

Mr. John Lynch
Executive Director
Oak Park Economic Development Corporation (OPEDC)
104 N. Oak Park Avenue, Suite 203
Oak Park, IL 60301

**Draper and Kramer,
Incorporated**

55 E. Monroe St.
Suite 3900
Chicago, IL 60603

draperandkramer.com

Re: Dom's Kitchen & Market
1144 West Lake Street
Oak Park, IL

Dear John & Oak Park Economic Development Corporation,

Thank you for providing us the opportunity to meet and share our vision for Dom's Kitchen & Market. We are very excited about the possibility of bringing Dom's to Oak Park and to redevelop the former Marshall Field's on Lake Street.

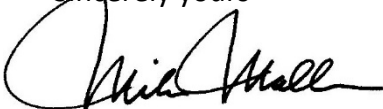
As I have shared, the cost to renovate the building and improve the space to accommodate a Dom's is cost prohibitive without significant investment by Dom's, our Landlord, and the Village of Oak Park. We are estimating that it's approximately \$6 to \$7 million dollars more to renovate the Field's building than to develop a ground-up store. Without a financial commitment from the Village of Oak Park we could not do this project.

After working with your staff over the past 60 days, I was happy to hear that the OPEDC reviewed and recommended approval of the shared sales tax agreement for Dom's Kitchen & Market. I understand that the recommendation would be a 50/50 share for twenty years. I have reviewed this recommendation with Dom's Ownership, and we are excited to move forward with the project. I will attend the Oak Park Village Board meeting on August 1st to answer any questions or comments regarding our project.

Thanks again for all your assistance and guidance.

I look forward to a "ribbon-cutting" in 2023!!!

Sincerely yours



Michael Mallon
Senior Vice President