



Salt River Pima-Maricopa Indian Community

10,005 East Osborn Road, Scottsdale, Arizona 85256
Telephone (480) 362-7643 FAX (480) 362-5882



Community Development Department Economic Development Division

July 25, 2019

RE: Updates for Talking Stick Golf (Business Lease B-191-1) Amended & Restated Lease ("A&R Lease")

Dear Landowner,

As indicated in our July 19, 2019 postcard, the Bureau of Indian Affairs approved the Talking Stick Golf A&R Lease on July 17, 2019. We wanted to share various updates for your information/review/action. Also, as a reminder, the Landowner website is available at your convenience, please visit:

<https://www.srpmic-nsn.gov/LeaseB191/>

Landowner Bonus Payment

As part of the final approval of the A&R Lease, a **one-time** payment will be made to Landowners. Below is your projected Landowner Bonus Payment, rounded to the dollar. As indicated in prior estimates, the Landowner Bonus Payment consists of two amounts:

1. **Fixed Amount:** \$3,000 to each Landowner regardless of their ownership interest. At time of A&R Lease approval, there were 534 Landowners.
2. **Pro-Rata Amount:** The remaining amount is paid pro-rata based on your ownership interest in the A&R Lease.

| SRID: SRID # Name: Landowner | |
|---------------------------------------|---|
| Fixed Amount | \$3,000.00 |
| + Pro-Rata Amount | Pro-Rata Amount |
| Total One Time Landowner Bonus | Varies by Landowner, each Landowner has received an individual estimate. |

The totals above are based on land ownership as of July 17, 2019. Your final Landowner Bonus Payment amount is determined based on the date of BIA approval of the A&R Lease. **The Landowner Bonus Payment is estimated to be paid out during the week of July 29th. Please check the Finance Departments Lease Payment website for information regarding the exact date of payment:** <https://www.srpmic-nsn.gov/government/finance/#FinanceLease>

Base Rent

Per the terms of the A&R Lease, a reconciliation for July rent needed to be completed. With the A&R Lease, there is an increase in base rent for the golf course and hotel portions of the Lease. Since the A&R Lease was approved on July 17th, a reconciliation for rent was completed for the period from July 17, 2019-

July 31, 2019. The Golf Enterprise has already paid this reconciliation. This reconciliation was paid out on Thursday, July 25, 2019.

Going forward, Landowners will continue to receive a monthly rent check for the golf course and hotel premises. This may change in the future with a qualifying event, such as the opening of a resort hotel. These various events were explained to Landowners at the Winter 2018/19 Landowner meetings, the A&R Lease, and in your blue Landowner booklet, please see *Tab 6 – Infographics: Lease Terms at a Glance*.

Spokespersons Election

As indicated in your June 24, 2019 postcard, there was a tie for the 5th Spokespersons position. This tie is between Filmore Carlos and Kim Kevin Anton. Included is a ballot to determine the 5th Spokespersons position. Please vote for 1 individual and return your notarized ballot, a stamped envelope is included for your convenience. **You may only vote for one person.** The Spokespersons election will continue until August 30, 2019. Any ballots received after this date will not be counted. You will be notified when the 5th Spokesperson has been determined.

Please follow the directions below in order to complete your ballot:

1. Please check the for either Filmore Carlos or Kim Kevin Anton. You may only vote for one person.
2. At the bottom of the page you will need to get your ballot notarized.
3. Use the envelope included in your packet to return your ballot, no stamp is required.

Thank You Luncheon

The Golf Enterprise is planning to host a Thank You luncheon for Landowners in the late Summer or Fall. You will receive a notification when the luncheon date has been finalized. The Golf Enterprise would like to thank Landowners for their commitment, participation and support in order to get the A&R Lease completed.

If you have any questions, please feel free to contact me at (480) 362-2702 or via e-mail: Karshannon.Gene@srbmic-nsn.gov. Thank you.

Respectfully,



Karshannon Gene
Community Development Department/Economic Development Division

Cc: Jennifer Giff, Talking Stick Golf Enterprise Counsel (*via email*)
Thayne Lowe, Osborn Maledon (*via email*)