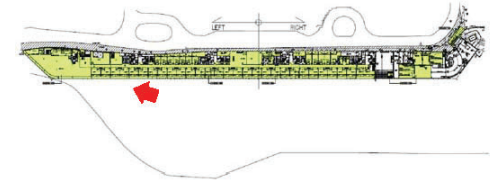


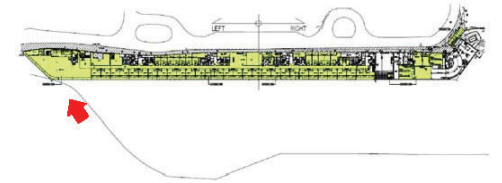
Appendix 2

Artist Impression of the Proposed Conversion



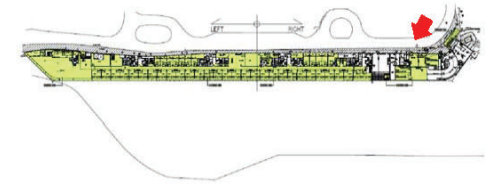
KEY PLAN

5 VIEW FROM BEACH
-



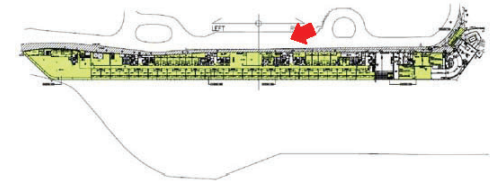
KEY PLAN

4 VIEW FROM BEACH



KEY PLAN

③ VIEW FROM BEACH ROAD
-



KEY PLAN

② VIEW FROM BEACH ROAD
-