



To Whom It May Concern,

Thank you for considering our proposal for the space at 135 North Main St. We are excited to work with the city of Barre on this potential project, and hope that by working together we will create something that benefits our community.

Fox Market LLC is a market, bar, and community space operating in East Montpelier. We have worked tirelessly over the last year and a half to create a business that serves the people of central Vermont and beyond. We have created a space that highlights local meat and produce, locally made products, natural and organic wine, local breweries, and many other specialty items. Our business has become a much needed community gathering spot, and has made new community members feel welcomed.

The Wheelock House presents an opportunity for Fox Market to expand the community we serve. We believe that this historic building would make for a strong extension of our current work, for the mutual benefit of Fox Market and Barre. This Barre location would be a warm, inviting space, designed for comfortable gatherings. The front of the building would be built with a large counter, featuring a full coffee program, a broad selection of pastry and prepared foods, and a breakfast, lunch, and dinner program for both commuters and customers who plan to stay in the space. We would have hours that run similarly to our current business- 7:30 AM to 10 PM, to reach a wide variety of customers. We plan to use the large back area for our ever-expanding prepared foods programs, by building a full scale commercial kitchen to service both our East Montpelier and Barre locations, as we are quickly outgrowing our current footprint.

Our hope would be to reach more community members, expand our programming, and create better efficiencies. We plan to support 5 full time employees in the Barre location, who would be paid between \$18-25/hour. Our expectation for this location would be \$750,000 in sales for the first year, and grossing \$1,000,000 in sales by the second year.

Our business in East Montpelier has been well received since opening in June of 2021. We have built a space where people from all backgrounds feel safe and welcome. We receive glowing 5 star reviews on our Google and Facebook profiles regularly, and have been deeply supported by our community members through every project we have taken on. In return, we have given over \$80,000 to local organizations and nonprofits in our first year and half. We plan to continue and grow this type of work, as well as our healthy interconnected community relationships, as our business grows.

Thank you again for considering our purchase of this space. We want to move forward with this offer because we truly believe that our work would be an asset to Barre and the people of central Vermont. Fox would be a healthy addition to downtown Barre, providing something unique from the other current businesses and building upon Barre's vibrant growth. We also believe that we would be able to truly care for this beautiful building, with the same care we have put into our East Montpelier location. We appreciate your time and the thoughtful review.