

PIERCE ATWOOD

May 3, 2001

MATTHEW D.
MANAHAN

DIRECT
207.791.1189

E-MAIL
MManahan@
PierceAtwood.com

VIA FAX -- (207) 874-8716

Marge Schmuckal
Asst. Chief, Inspection Services Div.
City of Portland
389 Congress Street
Portland, ME 04101

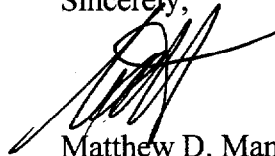
RE: Brian Hanson Paintball Facility

Dear Marge:

As we have discussed, our client Brian Hanson (through his corporation N.E.R.N., Inc.) is proposing to lease the existing building located at 1173 Riverside Street in Portland (the former Maine Indoor Sports Center) for use as an indoor paintball facility. The purpose of this letter is to confirm, prior to entering into the lease, that (1) the proposed paintball facility is a permitted use in the zone in which it will be located, as an indoor amusement or recreation center, and (2) the use of the building as a paintball facility does not require any new approvals under the City of Portland Code, with the exception of the possible need for tenant fit-up approvals for any interior changes. Could you confirm this understanding by signing the enclosed copy of this letter in the space provided? If possible, I would appreciate receiving your signed copy by Friday, May 4. Please let me know if you have any questions about this request.

Thanks, Marge, for all your assistance in this matter.


Sincerely,



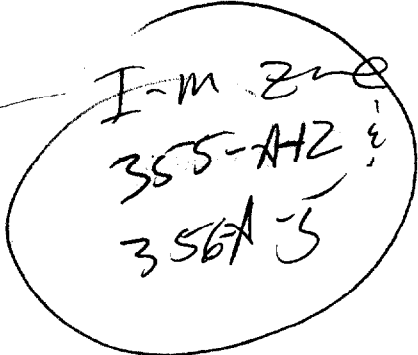
Matthew D. Manahan

cc: Brian Hanson

SEEN AND AGREED TO:


Marge Schmuckal

Date: 5/3/01



One Monument
Square
Portland, Maine
04101-1110

VOICE
207.791.1100

FAX
207.791.1350

E-MAIL
info@PierceAtwood.com

WEB SITE
www.PierceAtwood.com